

**36176 Belle Parc Ave**  
Geismar, LA 70734



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SOON

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**MLS# 2026011552**



**\$415,000**

**3 Bedrooms | 3 Bathrooms | 2,045 Sqft**

Looking for a spacious cottage that checks all of the boxes? Look no further! Pull right into your two car garage, and make yourself right at home! As you step inside of this new construction show stopper, you're greeted by a formal foyer space. You'll pass into the living room from there, where you'll find a beautifully appointed brick fireplace with a warm and cozy wooden mantle that anchors the space. A few more steps will lead you into the well appointed kitchen that you will simply love to cook in. From the white cabinetry, to the brand new stainless steel appliances, and eat-in island - this dreamy kitchen is where memories will be made! As you explore the primary suite, you're sure to enjoy the sizable room before being whisked away into the en suite bath with an impressive walk-in closet. The guest bedrooms are found to be comfy with access to full bathrooms from both. If it's the outdoors that speaks to you, there are both a sizable front porch and a private rear porch for all of your activities, gatherings, or just a relaxing evening watching the sunset. You won't want to miss this one! Call today for your private tour! Incentive available: Buyer may receive up to \$1,800 toward closing costs and/or interest rate buy-down when financing through Revolution Mortgage. Use of preferred lender is optional. Terms, conditions, and borrower qualification



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