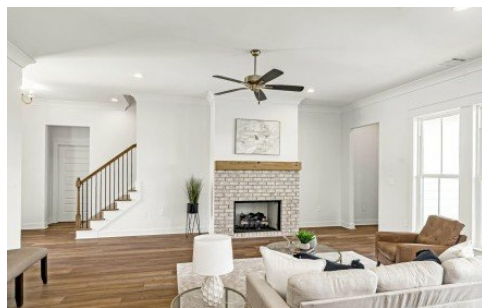


4041 Atwater Reserve Ave
Baton Rouge, LA 70810

 **LOGO** COMING
SOON

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MLS# 2026011503



\$470,000

5 Bedrooms | 3 Bathrooms | 2,630 Sqft

Its Christmas in July - ask about our incentives that could save you thousands! Welcome to your new 5-bedroom home in Atwater Reserve! Enter the welcoming foyer and you'll notice tall ceilings, ample natural lighting from all of the windows, an upgraded brick fireplace with a custom cypress beam mantle, a beautifully designed custom mantle for the staircase and elevated finishes throughout! With your primary bedroom located on the 1st floor as well, there is easy access for everyday life with every aspect of this home! Tucked quietly in the rear of the home, your suite features plenty of natural light, an ensuite you'll look forward to, and large walk-in closet to fit your wardrobe, shoes, and more! Another guest bedroom is situated on the first floor, with easy access to your guest bathroom. Up the gorgeous wooden staircase, you'll be greeted by a large flex/extra living space. Upstairs also features three additional bedrooms (could be an office), and a spacious bath with well-appointed features. There are infinite ways to make this second level your own and fit your needs. You'll step outside onto the rear porch and view your lush, green backyard and ask yourself, "WHY DIDN'T WE BUY THIS SOONER?" This stunning new construction home will check all of your boxes and is sure to be the showstopper you've been looking for! Call today



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