

6065 Boone Ave
Baton Rouge, LA 70808



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MLS# 2026013347



\$500,000

4 Bedrooms | 3 Bathrooms | 3,863 Sqft

Welcome to University Acres! This one-of-a-kind home offers the perfect blend of character, comfort, and versatility. Situated on beautifully landscaped corner lot, this spacious home offers custom features, flexible living spaces, & a peaceful backyard retreat. Step inside to an inviting den featuring wood-burning fireplace. Just off den is large wet bar, creating the perfect space for entertaining family & friends. Adjoining living & dining rooms provide additional room for gatherings, while the den flows seamlessly into the open kitchen and breakfast area. Natural light fills the home through an abundance of windows. The kitchen's charming wraparound corner windows above the sink overlook the backyard, while the breakfast room offers relaxing views of a private water garden complete with a tranquil pond & lush landscaping. The custom kitchen features beautiful wood cabinetry, a center island, generous workspace, & plenty of storage. Beyond the kitchen is an oversized bonus room w/ endless possibilities. Whether you envision an art studio, home office, playroom, media room, or fitness space, this versatile room is ready to fit your lifestyle. Large storage closets & peaceful views of the backyard. Upstairs, a private guest suite offers exceptional flexibility w/ its own sitting area, full bath, & ample closet space ideal for guests, extended family,



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