

41177 Coastline Ave
Gonzales, LA 70737



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MLS# 2026014406



\$309,000

4 Bedrooms | 3 Bathrooms | 2,001 Sqft

MOVE-IN READY and impeccably maintained, this beautiful home at 41177 Coastline Ave, in the highly desirable PELICAN CROSSING subdivision offers the perfect combination of comfort, style, and convenience. Built approximately four years ago, this 4 BEDROOM, 3 FULL BATH home features approximately 2,000 SQUARE FEET of thoughtfully designed living space with an open floor plan, NEUTRAL COLORS throughout, abundant natural light, and a spacious living room perfect for entertaining or relaxing. Step outside and enjoy the peaceful backyard overlooking the pond with an exceptional view of the neighborhood fountain, creating a serene setting you'll appreciate every day. Located in the highly acclaimed ASCENSION PARISH SCHOOL DISTRICT, this home also includes access to the neighborhood COMMUNITY POOL and is situated in FLOOD ZONE X. The location is truly exceptional with quick access to I-10, making it an easy commute to Baton Rouge in approximately 30 minutes and New Orleans in approximately 40 minutes. You'll also enjoy being just a short drive from Donaldsonville, LSU, local hospitals, Bass Pro Shops, Tanger Outlets, and Cajun Village. Priced at \$297,500 this home is PRICED TO SELL! If you're looking for an IMMACULATE, move-in ready home in a fantastic location with beautiful water views and



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