

158 Marcel Drive
Morgan City, LA 70380



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MLS# 2026014640



\$185,000

Waterfront opportunity on Bayou Teche! This .35-acre lot offers a beautiful setting to bring your vision to life. A major feature of the property is the commercial-grade bulkhead already in place, providing a valuable improvement for future waterfront enjoyment. Mature trees add to the natural character of the property and create an inviting backdrop for your future home. Located in Flood Zone X and within the Berwick/Bayou Vista school district, this property combines a desirable location with the unique lifestyle of living along Bayou Teche. Imagine relaxing along the water, fishing from your own backyard, or simply enjoying the peaceful bayou views. Bring your plans and create a waterfront property that's truly your own. Call today for additional information! All zones and measurements to be verified by the buyer.



Paula Stephens

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Anslum Real Estate, LLC

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