

8091 Bayou Fountain Ave
Baton Rouge, LA 70820

 **LOGO** COMING
SOON

Powered by homes.theadvocate.com

MLS# 2026014782



\$89,000

2 Bedrooms | 2 Bathrooms | 1,050 Sqft

LIKE NEW! Beautifully remodeled in 2025. MOVE in READY. Come see this excellent opportunity for homeowners, first-time buyers, or investors seeking units with strong rental demand & rent ratios in Baton Rouge. Seller is offering a home warranty, and will contribute towards Buyers Closing Costs with acceptable offer. Eligible for VA, FHA & Conventional financing. This renovated 2 bed 2.5 bath townhome located in the heart south Baton Rouge offering low-maintenance living, privacy & convenience. This updated townhome features laminate flooring on first floor & bathrooms, updated fixtures, living area features corner fireplace with mantel. The kitchen offers newer GE appliances include electric range, dishwasher & hood vent with ample cabinet space and pass through window to dining and living areas. A convenient downstairs guest bath adds practicality for guests & daily living. Upstairs, both bedrooms feature private en-suite bathrooms, featuring tub/shower combo, creating an ideal layout for roommates, professionals, guests, or families seeking dual primary suites. Step outside to enjoy a private fenced courtyard perfect for outdoor seating, pets, or entertaining. Located near LSU campus, shopping, restaurants, hospitals, and major Baton Rouge roadways. This move-in ready townhome combines modern updates with the



Juli Jenkins

Phone: (225) 931-5867

Keller Williams Realty-First Choice

For full listing details, please scan:

