

9422 Boone Dr
Baton Rouge, LA 70810

 **LOGO** COMING
SOON

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MLS# 2026015269



\$299,000

3 Bedrooms | 2 Bathrooms | 1,514 Sqft

****OPEN HOUSE SUNDAY 2 PM - 4 PM**** Welcome to this beautifully maintained home in the peaceful Santa Rosa subdivision, ideally located with convenient access to LSU, I-10, Mall of Louisiana, and Perkins Rowe. This light and bright home features a desirable split floor plan with high ceilings and an open kitchen designed for both everyday living and entertaining. The kitchen offers a breakfast bar, office nook, and brand-new stainless steel appliances installed in 2025. The spacious living room features a cozy fireplace with gas logs, while the primary suite offers a relaxing whirlpool tub and separate shower. Numerous updates provide peace of mind, including a new roof installed in 2019-2020, energy-efficient Low-E windows throughout with a lifetime warranty, and a new full privacy fence installed in May 2024. The water oak has also been professionally cut back and trimmed. Fresh paint on the cabinets, doors, and trim adds a clean, updated feel throughout the home. Step outside to enjoy the covered patio and private backyard perfect for relaxing or entertaining. A well cared for home with thoughtful updates in a convenient location!



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