

**171 Sunny Acres Drive**  
Lockport, LA 70374



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**MLS# 2026015372**



**\$145,000**

**2 Bedrooms | 1 Bathroom | 1,292 Sqft**

There is something INSTANTLY inviting about this 2-bedroom, 1-bath charmer tucked away in a very quaint subdivision in the city of Lockport. Situated on a **DOUBLE LOT** with **TWO DRIVEWAYS**, this property gives you plenty of room to spread out, park the boat or camper, add a shed or workshop, or just simply enjoy the extra yard space! Mature bald cypress trees line the front of the property, while beautiful crape myrtles and a shaded front yard add to its Southern Charm! Step onto the inviting front porch and inside to a spacious, sun-filled living area featuring a cozy wood-burning fireplace, tongue and groove ceilings, wainscoting, and two large double-pane windows overlooking the yard. The living space flows into the eat-in kitchen and dining area, where a unique octagon window with stained glass detail adds just the right touch of character. Just off the kitchen, the dedicated utility room provides direct access to the covered two-car carport and attached storage with electricity. The primary bedroom continues the charm with tongue and groove ceiling, wainscoting, and a spacious walk-in closet. A full hall bath with tub/shower combo and a second bedroom with double closets completes the interior. Roof replaced in 2022. Water Heater Replaced 2018. New Ductwork Installed July 2026. New gas stove, refrigerator,



**Lexi Neil**

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**KELLER WILLIAMS REALTY BAYOU P**

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