

5216 Highway 56 Highway
Chauvin, LA 70344



LOGO COMING
SOON

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MLS# 2026015967



\$98,000

3 Bedrooms | 1 Bathroom | 1,364 Sqft

Original-owner home built in 1955 and full of character and potential! Located at 5216 Highway 56 in Chauvin, this raised 3-bedroom, 1-bath home offers a semi-open floor plan, interior laundry room, custom cabinetry, ceiling fans, vinyl and carpet flooring, and plenty of room to make it your own. The home features a 2022 roof, central heat, window-unit air conditioning, gas water heater, gas wall oven, electric washer connection, and gas dryer connection. An additional concrete slab at the rear provides extra parking or usable outdoor space. Property is serviced by three septic systems, all pumped recently (2026). Pull-down attic access is located under the carport. Electrical system currently has a fuse box; seller has obtained an approximately \$3,000 quote to convert to breakers. No current flood insurance policy is in place; buyer to verify flood zone, insurance availability, cost, and lender requirements. South Coast Gas services the property. Sale does not include the bayou-side property across Highway 56. A well-loved home with original ownership, character, space, and plenty of possibilities for its next owner!



Molly Usie

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KELLER WILLIAMS REALTY BAYOU P

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