

42066 Devall Rd
Prairieville, LA 70769



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MLS# 2026015996



\$485,000

3 Bedrooms | 2 Bathrooms | 1,392 Sqft

Welcome to 42066 Devall Rd, where acreage, versatility, and income-producing potential come together! Situated on approximately 3.68 acres and consisting of two legal lots, this unique property offers multiple possibilities for an investor, future homeowner, or someone looking to generate additional rental income. The main home features 3 bedrooms and 2 bathrooms and has been freshly painted throughout. Inside, you'll find a spacious living room filled with natural light that opens to the dining area, creating an inviting space for everyday living and entertaining. The kitchen features tile countertops and real wood cabinetry, while tile flooring throughout makes for easy maintenance. Outside, enjoy a large front porch, attached covered carport, covered rear patio, and workshop with plenty of room for storage, hobbies, or projects. The main home is currently tenant occupied at \$1,750 per month, providing immediate rental income. Also located on the property is a second dwelling featuring 3 bedrooms and 2 full bathrooms, currently rented for \$1,375 per month. Recently renovated, this home features a new roof, new flooring, and fresh paint throughout. The living area flows seamlessly into the kitchen, creating an open and functional layout, while the primary bedroom includes its own en suite bathroom for added privacy and



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