

2438 July
Baton Rouge, LA 70808



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MLS# 2026016076



\$535,000

3 Bedrooms | 2 Bathrooms | 1,973 Sqft

Welcome home to the perfect blend of modern luxury and location! Nestled in a highly desirable neighborhood within easy walking distance to the LSU Lakes, LSU campus, and City Park, this 3-bedroom, 2-bathroom home plus dedicated office offers an unparalleled lifestyle. Almost entirely rebuilt following a fire in 2022, the property offers the peace of mind of virtually new construction combined with the established charm of its historic surroundings. From the moment you arrive, you'll love the freshly updated front porch, featuring a brand-new roof, new steps, and a clean concrete walkway. The exterior is highly functional, showcasing a newly installed concrete drainage culvert alongside the spacious driveway, nearly brand-new HVAC system, and professionally designed landscaping complete with an automatic sprinkler system and custom exterior lighting. In the primary bedroom suite, comfort is prioritized with a high-efficiency mini-split A/C unit added in 2026, giving you personalized climate control. The private backyard is an entertainer's dream, highlighted by a gorgeous concrete back patio. The beautiful back porch and outdoor kitchen feature: dolomite countertops, built-in stainless-steel flat-top grill, double gas burner, stainless-steel storage cabinets, and integrated surround-sound system for seamless entertaining. Ready for



Melissa Keown

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United Properties of Louisiana

For full listing details, please scan:

