

14319 Park Ave
Prairieville, LA 70769



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MLS# 2026016846



\$210,000

3 Bedrooms | 1 Bathroom | 1,055 Sqft

Welcome to 14319 Park Ave. in Prairieville! Situated on a great lot and conveniently located just minutes from I-10 and Airline Highway, this charming 3-bedroom home offers a warm, inviting interior with an open-concept design and plenty of character. Step inside to neutral paint colors complemented by a stylish accent wall in the living room and ceiling fans throughout. The spacious kitchen offers plenty of room to gather and features a working peninsula / breakfast bar for additional seating. The open layout provides an easy flow between the kitchen and living spaces. The Hollywood-style bathroom is thoughtfully designed with access from the hallway as well as a separate private vanity area adjoining the primary bedroom. Recent improvements include a newer roof, windows replaced in 2024, laminate flooring, fresh paint, storage shed, making this home move-in ready. Outside, you'll find a fully fenced yard, open patio area, and plenty of outdoor space to enjoy. Located in Flood Zone "X"! **SELLER OFFERING \$5,000 TOWARDS BUYER'S CLOSING COST!** Conveniently located in Prairieville with easy access to I-10, Airline Highway, shopping, dining, and surrounding areas, 14319 Park Ave. is ready for its next chapter. Schedule your private showing today!



Darla Bruno

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