

16342 Beech St
Prairieville, LA 70769



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MLS# 2026016580



\$260,000

3 Bedrooms | 2 Bathrooms | 1,755 Sqft

OPPORTUNITY IN PRAIRIEVILLE - Priced to sell!! Located in a desirable area with schools currently reported as Galvez Primary, Galvez Middle and Prairieville High School, this property offers a great opportunity for a buyer looking for home priced under market value due to needing minor cosmetic repairs. Inside, you'll find a spacious floor plan with NO CARPET, granite countertops and center island in the kitchen and bathrooms, stainless steel appliances and a wood-burning fireplace in the living room. The primary bedroom and bath are conveniently located downstairs plus there is a partial bath downstairs for guests. Upstairs are two additional bedrooms connected by a Jack-and-Jill bathroom with private granite slab vanities, plus a versatile BONUS/FLEX ROOM that offers great possibilities as a playroom, home office or potential 4TH BEDROOM. Outside, enjoy a covered porch overlooking the fully privacy-fenced backyard, an extra-wide driveway providing additional parking and a double car garage. The home was previously reported as did not flood in 2016 and not in the floodzone. With its spacious layout, desirable Prairieville location and opportunity to build equity through cosmetic improvements, this could be a great find for a buyer ready to put their personal touch on a home. Schedule your showing and see the potential!!



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