

163 Magazine Loop
Thibodaux, LA 70301



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MLS# 2026016899



\$300,000

4 Bedrooms | 3 Bathrooms | 2,092 Sqft

Welcome home to this beautiful, move-in-ready 4-bedroom, 3-bath home located in The Settlement at Live Oak. Built in 2022, this home offers a spacious and functional layout with modern finishes throughout. The kitchen features granite countertops, ample cabinetry, and ceramic tile flooring that continues into the dining area, laundry room, and bathrooms. The living room is warm and inviting with a gas fireplace, perfect for relaxing or entertaining. The primary suite offers a private retreat with a spacious bathroom and large walk-in closet. A second bedroom features its own attached bathroom, making it an ideal second primary suite, guest suite, or private space for visitors. Two additional bedrooms and a third full bathroom provide plenty of flexibility. Step outside to a nice-sized backyard with a unique bonus open cane fields directly behind the property, giving you added privacy with no immediate backyard neighbors. With natural gas, a desirable floor plan, and a well-maintained interior, this home is truly move-in ready and waiting for its next owner!



Nick Melvin

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Canal & Main Realty

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