

413 Bozeman Trail
Scott, LA 70583

LATTER & BLUM

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MLS# 24004027



\$129,999

If you are familiar with Sugar Mill Pond in Youngsville, and you love what that lifestyle has to offer, but want a different location, then look no further! West Village is brought to you by the same developers as Sugar Mill Pond, so you can expect the same types of amenities and walkable access to similar conveniences. There is an Olympic-size, resort-style neighborhood pool, state-of-the-art fitness center (coming late 2023/early 2024), ponds, parks, playgrounds, walking trails, pickle ball courts, a beautiful town square with its very own convertseries, LIVE! at West Village, and the list goes on! The HOA includes access to everything just mentioned, and it also includes the monitoring of the security system inside of your home. West Village is approximately 1 mile from I-10, and the Apollo Road extension will give easy access to Rue de Belier, Congress, and Dulles, so the heart of Lafayette is only a short drive away. This lot is just steps away from the pool, fitness center, and town square. It will require a two-story plan to enhance the Villager street scape. You won't be disappointed with this low-maintenance lifestyle-its truly real estate, redefined! West Village is approximately 1 mile from I-10, and the Apollo Road extension will give easy access to Rue de Belier, Congress, and Dulles, so the heart of Lafayette is only a short drive away. This lot is just



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