

**145 Celestine Lane**  
Sunset, LA 70584

**LATTER & BLUM**

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**MLS# 2500000123**



**\$500,000**

**3 Bedrooms | 2 Bathrooms | 1,200 Sqft**

Operating horse farm on almost 10 acres in Sunset, Louisiana with all the resources you could imagine! The main barn has 19 stalls with rentals going for \$150/stall. Second barn has 8 stalls plus 3 paddocks, 1/2 mile track, 4 horse hot walker and 6 horse euroXcizer. The main house is a 3 bedroom / 2 bath with a metal roof, welcoming front porch, cathedral ceilings, granite counters, custom backsplash and stainless appliances. Side entrance from the covered carport includes the laundry, pantry and room for second freezer. Two guest bedrooms share the hall bath. Primary bedroom has 2 walk in closets, claw foot tub, custom tiled shower, dual vanity sinks and a wonderful screened in porch that lets you see all the action on the farm! The Acadiana style guest cottage has 1 bedroom / 1 bath and a large screened in porch - also overlooking all the action on the track! This could be used for rental income or as a mother-in-law suite. Plus covered parking and detached laundry room. All in flood zone X.



**Arla Slaughter**

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For full listing details, please scan:

