

310 Rocky Ridge
Youngsville, LA 70592



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MLS# 2600002904



\$239,900

3 Bedrooms | 2 Bathrooms | 1,710 Sqft

Preferred lender offering a \$2,500 credit toward closing costs. This well maintained home has never flooded and is located in Flood Zone X, with a LOMA available. Tucked away on a quiet cul de sac in Highland Ridge Phase III, this home sits on a spacious quarter acre lot and offers plenty of peace of mind. The HVAC was replaced in 2023 with a 10 year warranty, the hot water heater was replaced in 2025, and the home has been under termite bond since it was built. Inside, the open living, dining and kitchen area features wood flooring, a fireplace and a split floor plan with three bedrooms and two full bathrooms. The kitchen offers granite countertops and recessed lighting, plus a convenient bar and coffee area that could also serve as a workspace. Outside, enjoy the extended covered patio with an insulated aluminum cover and plenty of yard space. Functional Bahama shutters on the front windows provide added protection during storm season. Conveniently located near the Youngsville Sports Complex, shopping and restaurants, and zoned for Southside High. Schedule your showing today!



Celina Michel

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Real Broker, LLC

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