

103 Appomatox
Carencro, LA 70520



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MLS# 2600003855



\$634,900

4 Bedrooms | 3.5 Bathrooms | 3,760 Sqft

Welcome to 103 Appomatox Parkway, tucked inside the sought-after Magnolia Hills subdivision! Perfectly located with quick access to I-49, you'll enjoy convenience to dining, healthcare, and everyday shopping while still having a peaceful place to call home. This custom-built, split-level gated residence by Karl Laviolette Construction offers 4 bedrooms and 3.5 baths, all set on an oversized, tree-shaded lot. A brand NEW roof adds peace of mind, while timeless finishes like hardwood, brick, and ceramic flooring bring warmth and character throughout. The heart of the home is a spacious gourmet kitchen featuring brick floors, Corian countertops, abundant cabinetry, and an oversized walk-in pantry with space for a second refrigerator--ideal for entertaining or large households. Step outside and discover a backyard designed for gathering and relaxing. Enjoy a charming brick courtyard with a cypress arbor, a screened-in sun porch for year-round comfort (complete with roll-down covers), and even a dedicated kennel space. The 3-car garage has been transformed into an incredible bonus area, currently serving as a fully equipped game room and home theater. Outfitted with a 12-foot screen, projector, surround sound, seating, and gaming setups, it's ready for movie nights and entertaining. Prefer garage space? It can easily be converted



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