108 Shadow Bend
Broussard, LA 70518

LOGO COMING SOON

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MLS# 2600004448







$359,000

3 Bedrooms | **2** Bathrooms | **1,762** Sqft

Custom, convenient and private! This home is perfectly positioned in Magnolia Trace gated community, Built by Shivers. The inviting front porch has the neighborly yet comfortable feel. Throughout the house, the open flexible space provides abundant natural light. The living room showcases cathedral ceilings and sky lights. Fireplace, cypress beams, electronic shades, are all extras that give this home the luxury touch. The swift flow from living room to kitchen to dining is the center of the split floor plan. The 3 bedrooms are over-sized with 2 large bathrooms. The Chef's kitchen has custom tile wall, with so many cabinets, complete with a designated dry bar and additional storage. The Primary Suite has an elegant touch and a spa-like bathroom. Large laundry room is connected with option to open to primary closet or hallway. The fully finished garage can be used as workout area or traditional parking. Ally driveway with rear parking, PLUS an additional parking spot. Outdoor kitchen and covered patio is just the right size for outdoor living. The HOA provides weekly grass cutting. and annual pressure washing. Also included in HOA is playground, dog park and stocked pond.



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