704 Canaan
Lafayette, LA 70508

LOGO COMING SOON

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MLS# 2600008411







$399,900

3 Bedrooms | **2.5** Bathrooms | **2,329** Sqft

New LVP flooring installed in bedroom wing of the home! Flood zone X, no flooding! This affordable 3 bed, 2.5 bath (+separate studio) home in an outstanding location, has been well-kept and updated throughout the years, including an RV hookup & parking, a climate controlled, finished studio off the carport, and could be easily converted back to 4 bedrooms if desired! Recent updates include: finished carport studio; updated laundry room & half bath; updated electrical panel, exterior electrical; one AC unit is less than 2 yrs old; AC ductwork has been cleaned, repaired, and includes sanitizing lighting; chimney recently cleaned and serviced; added backyard shed w/electricity. Roof- 2018. The home includes plantation shutters throughout, vaulted living room with fireplace and wet bar, updated custom kitchen w/gas range, wall oven/microwave, bar seating and breakfast area, and separate formal dining. In the bedroom wing, find updated guest bath with two vanities; large 3rd bedroom which used to be 2 separate rooms and has been made into one large connecting room to suit owner's needs; can easily be split back to 2 rooms! The primary suite is expansive and includes ensuite bath with dual sinks and custom shower; huge walk-in closet as well. No carpet! You'll be hard pressed to find a home offering these amenities at this price point, and in this awesome



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Real Broker, LLC

For full listing details, please scan: