803 Lillian
New Iberia, LA 70560

LOGO COMING SOON

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MLS# 2600009957







$49,900

3 Bedrooms | **1.5** Bathrooms | **1,185** Sqft

Investor opportunity at 803 Lillian in New Iberia! This property offers approximately 1, 185 sq. ft. of living space plus a separate 341 sq. ft. enclosed, unfinished former carport currently used for storage. Bring your renovation plans and explore the potential for a flip or long-term rental. Recent improvements provide a head start: roof replaced in September 2026, newly replaced boxing, new toilets in the full and half baths, a new pedestal sink and tub fixtures in the full bath, and repaired lavatory piping in the half bath. Sewer line replacement is planned but has not yet been completed. The home still requires substantial repairs and updating, including replacement of the HVAC system. Window air-conditioning units belong to the tenant and are excluded from the sale. A large backyard with mature shade trees adds outdoor appeal, while the unfinished enclosed carport offers additional renovation potential. The 341 sq. ft. unfinished area is not included in the reported living area. Tenant occupied on a month-to-month basis. No showings until an accepted contract is in place, subject to buyer viewing. Please do not disturb the tenant. An opportunity for an investor prepared to complete the remaining work and reposition the property for resale or rental use.



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RE/MAX Acadiana

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