

1141 Lake Martin
Breux Bridge, LA 70517



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MLS# 2500003202



\$389,000

4 Bedrooms | 2 Bathrooms | 2,745 Sqft

Breux Bridge LA home for sale near Lake Martin -- 4 bedroom, 2 bath on a full one-acre lot with up to \$10,000 toward buyer closing costs. Seller is offering \$5,000 in closing cost assistance with an acceptable offer, and a preferred lender is matching it with an additional \$5,000 toward closing costs or a rate buydown. Seller will also install a brand-new roof with an acceptable offer. 1141 Lake Martin Rd sits in Flood Zone X (no flood insurance required) with no city taxes, keeping the cost of ownership low. Inside, 2,745 sq ft includes a large living area, formal dining room, and open kitchen with abundant storage. Upstairs, the oversized primary suite features dual walk-in closets, a soaking tub, and a separate walk-in shower. Outside, mature landscaping surrounds a massive storage shed with its own half bath -- ideal as a workshop, hobby space, or extra storage. Located just off I-10 for a quick commute to Breux Bridge and Lafayette shopping and dining, minutes from Lake Martin. Acreage, lake living nearby, and \$10K in buyer incentives -- schedule your private showing today.



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