

2 Westwood
New Iberia, LA 70563



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MLS# 2600001444



\$60,000

Rare opportunity to build in the desirable Oak Place subdivision! Located at 2 Westwood Drive in New Iberia, this .63-acre corner lot offers generous space, mature trees, and excellent street frontage in an established neighborhood known for its well-maintained homes and inviting atmosphere. Lot dimensions are approximately 109/46/141 x 164/196. As a corner parcel, the lot features an irregular shape, providing flexibility in home placement, driveway orientation, and overall design potential. Situated just off Old Jeanerette Road, this property provides convenient access to shopping, restaurants, banking, medical facilities, and major thoroughfares, making daily living both comfortable and convenient. Located in Flood Zone X, flood insurance is not required. Annual HOA dues are only \$150 per year and cover subdivision island landscaping, lighting, and security cameras. This lot may be purchased individually for \$60, 000 or together with the adjacent lot at 4 Westwood Drive for a discounted combined price of \$110, 000 -- offering expanded building options or investment potential. Whether you're ready to build your custom home or seeking a prime residential lot in an established New Iberia neighborhood, this property presents an excellent opportunity. Contact me for additional information.



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For full listing details, please scan:

