

MOVE-IN READY



1745 Rouzan Avenue

2,094
SQ.FT

3
BEDS

2.5
BATHS

356
LOT

\$624,493

Juliette A plan by Level Homes READY NOW in Rouzan!! Enter this New Orleans cottage style home off the bricked steps onto the lovely covered front porch with hanging gas lantern. You will enter into the open living, dining and kitchen. The office is located off of the living room and lets in tons of natural light. The gourmet kitchen is adorned with exposed beams and features custom painted cabinets with under cabinet lighting and 5" hardware pulls, stainless appliances including a WOLF cooktop, pot filler, Carrara Blanco quartz on all surfaces, white beveled hexagon tile backsplash, large center island with 30" single basin farm sink and two over hanging pendant lights, a "back" kitchen / bar area with a built in wine cooler and wine rack and a pocket door for full enclosure and a corner walk in pantry. This is a split floor plan with the Master bedroom located at the rear of the home and beds two and three on the opposite side with a shared "jack and jill" bath. The master bedroom is spacious with French doors that lead you into a spa like bath with a HUGE 6 foot soaking tub, separate custom tiled shower with glass enclosure, dual vanities, framed mirrors and a large walk in master closet! Spacious laundry room with a built in utility sink, base cabinet with granite top, a linen closet and double wall upper cabinets. The mudroom off the garage entry has a coat closet and a built in mud bench. Engineered hard wood flooring throughout all living areas and bedrooms and tile in the wet areas, no carpet! Spacious covered side porch/courtyard with plumbing, gas and drain for a future outdoor kitchen, that is perfect for entertaining!! Yard is professionally landscaped and fully sodded.



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