# \$349,000 - 184 Amelia Lane, Boyce

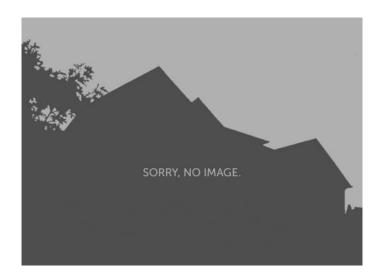
MLS® #2501910

## \$349,000

0 Bedroom, 0.00 Bathroom, Land on 1.02 Acres

THE BLUFFS, Boyce, Louisiana

Lakefront Paradise on Kincaid Lake Reservoir in the Bluffs Subdivision– Build-Ready with Premium Improvements! Don't miss this rare opportunity to own a pad site-ready vacant lot on the scenic shores of Kincaid Lake. Nestled in a quiet, peaceful setting, this beautiful property offers stunning lake views and some of the most breathtaking sunrises and sunsets you'll ever experience. If you've always dreamed of lakefront living, this is your chance. The current owner has invested over \$160,000 in top-quality improvements, including: A new sea wall, a boathouse and pier with a single stall for a large ski or pontoon boat, extended decking for relaxation and entertaining. A dirt pad site with water, electricity, and septic system in place. This lot is truly turnkey and ready for your dream home. Properties like this are hard to come by â€" act fast before it's gone!



#### **Essential Information**

MLS® # 2501910 Price \$349,000

Bathrooms 0.00
Acres 1.02
Type Land
Status Active

# **Community Information**

Address 184 Amelia Lane

Subdivision THE BLUFFS

City Boyce

County Rapides

State Louisiana

Zip Code 71409

## **Amenities**

Utilities Electricity Available, Water Available

Is Waterfront Yes

Waterfront Waterfront

## **Exterior**

Lot Description 1 to 5 Acres, Outside City Limits

## **Additional Information**

Zoning RSF



Listing Courtesy of Gulf South Real Estate Information Network

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