

\$230,000 - 576 Kateland Road, Colfax

MLS® #2511136

\$230,000

3 Bedroom, 2.00 Bathroom, 2,694 sqft
Residential on 1.00 Acres

N/A, Colfax, Louisiana

Country living with a side of comfort. This well-maintained 3-bedroom, 2-bath home offers nearly 2,700 square feet of flexible living space on a full 1-acre lot just outside of Colfax. It's great for those who value privacy, space, and close proximity to small-town amenities without the neighborhood chatter.

Designed for gathering, the home features both a formal dining room and a cozy breakfast nook—each with charming bay windows that fill the space with natural light. The kitchen includes a brand-new, never-used stove and flows into a layout that's designed for both everyday living and entertaining. Relax by the fireplace in the living room, or spread out in the oversized den, great for hosting or unwinding.

The oversized primary suite is truly one-of-a-kind, offering a Jacuzzi tub placed directly in the bedroom, a private full en suite bath with double vanity sinks, and an additional flex shower that was formerly a walk-in closet—easily converted back if desired.

Enjoy quiet mornings or evening visits on the large screened-in front porch, and appreciate thoughtful extras like the attached carport and whole-home Generac backup generator.

With easy highway access, a peaceful country setting, and unique features throughout, 576



Katelyn Road is ready to welcome you home. Located in a USDA-eligible area, this property may qualify for 100% financing and other grant programs. Please verify eligibility with your lender.

Built in 1981

Essential Information

MLS® #	2511136
Price	\$230,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,694
Acres	1.00
Year Built	1981
Type	Residential
Sub-Type	Detached, Ranch
Status	Active

Community Information

Address	576 Kateland Road
Subdivision	N/A
City	Colfax
County	Grant
State	Louisiana
Zip Code	71417

Amenities

Parking	Attached, Covered, Carport
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Interior

Appliances	Oven, Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas

Exterior

Exterior	Brick
Exterior Features	Enclosed Porch
Lot Description	1 to 5 Acres, Outside City Limits
Roof	Asphalt
Construction	Brick
Foundation	Slab

Additional Information

Days on Market 15



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