

\$59,900 - 5406 Edward Avenue, Alexandria

MLS® #2519168

\$59,900

3 Bedroom, 1.00 Bathroom, 1,187 sqft

Residential on 0.18 Acres

N/A, Alexandria, Louisiana

INVESTOR SPECIAL! Add immediate value and cash flow to your portfolio with this charming cottage-style 3 bed, 1 bath home. A true hidden gem, this property includes a bonus nook/office (5' x 6'11")?formerly a bathroom, offering potential for easy reconversion to a second bath. Currently tenant-occupied, providing instant rental income from day one. Ideal opportunity for investors looking to grow their net worth with a property that offers upside potential. Don?t miss out!

Built in 1950

Essential Information

MLS® #	2519168
Price	\$59,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,187
Acres	0.18
Year Built	1950
Type	Residential
Sub-Type	Detached, Cottage
Status	Active

Community Information

Address	5406 Edward Avenue
Subdivision	N/A



City	Alexandria
County	Rapides
State	Louisiana
Zip Code	71301

Amenities

Parking	None
---------	------

Interior

Interior Features	Ceiling Fan(s), Carbon Monoxide Detector
Appliances	Oven, Range, Refrigerator
Heating	Central
Cooling	Central Air, 1 Unit
Fireplaces	None

Exterior

Exterior	Wood Siding
Lot Description	1 or More Acres, City Lot
Roof	Shingle
Construction	Wood Siding
Foundation	Raised

School Information

Elementary	call SCH BRD
Middle	call SCH BRD
High	call SCH BRD

Additional Information

Days on Market	4
----------------	---



Listing Courtesy of Gulf South Real Estate Information Network

Copyright 2025, New Orleans Metropolitan Association of REALTORS®, Inc. All rights reserved. Information deemed reliable, but not verified or guaranteed. Users are responsible for checking the accuracy, completeness, currency, and status of all information.