

# Single Family Residence, Cottage- Lake Charles, LA



**2503 Demarest Street, Lake Charles, LA, 70601**

Offered at \$107,500

Attention Investors great deal on this home with guesthouse! Both units are currently tenant occupied. Front home is a 2 bedroom/one bath home and the guest house is 1 bedroom/1 bath home in rear of property. Tenants currently paying \$1350 month. Both homes have new roofs and lots of updates. The main home features vinyl and real wood flooring, large kitchen, indoor washer/dryer hook ups and a large back yard. Flood Zone X. This home will not qualify for FHA financing and seller will not make any repairs. Renter occupied and will need 24-hour notice for all showings. One of the sellers is a license agent in the state of Louisiana.

3 Bedrooms

2 Bathrooms

1,629 sqft

0.15 acre (lot size)

Built: 1960



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