



SMALLTOWN

HUNTING PROPERTIES
& REAL ESTATESM

38± ACRES
LAFAYETTE PARISH, LA
\$857,000



OFFICE (318) 577-5206 | WWW.SMALLTOWNPROPERTIES.COM

THE LAFAYETTE 38

PROPERTY PROFILE

LOCATION:

- 576 Trappey Road
Carencro, LA 70520
- Lafayette Parish
- 4.5± Miles N of Carencro
- 11.2± Miles N of Lafayette
- 60.6± Miles W of Baton Rouge
- 81.4± Miles S of Alexandria

COORDINATES:

- 30.3655, -92.0146

TAX INFORMATION:

- Ag Exempt

PROPERTY USE:

- Equestrian
- Agricultural
- Hunting & Fishing
- Potential Home Sites
- Recreational Getaway

PROPERTY INFORMATION:

- 38± Acres
- Sits Atop Coteau Ridge
- Gently Rolling Terrain
- Open Pastures
- Mature Trees
- Utilities Available Nearby
- Additional Acreage Available



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KENNETH MARKS

LAND SPECIALIST

C: 337-288-1293

O: 318-974-8185

kenneth@smalltownproperties.com

4848 Main St. - Flora, MS 39071

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO THE LAFAYETTE 38

WELCOME TO 576 TRAPPEY ROAD, A 38± ACRE RURAL ESTATE SITUATED IN CARENCRO, LOUISIANA. Whether you're seeking your dream homesite, a working ranch, or a private retreat just minutes from Lafayette's north side, this expansive property in Lafayette Parish offers the perfect combination of scenic beauty, prime location, and development potential.

The land consists of gently rolling terrain atop the coveted Coteau Ridge—one of Acadiana's most desirable topographical features. High elevation offers natural drainage, cooler breezes, and panoramic countryside views. A mix of open pastures and mature trees is ideal for horses, cattle, farming, or building your forever home. Utilities are available nearby for a seamless build opportunity. The property is easily accessible with frontage on Trappey Road at the end of a quiet dead-end cul-de-sac...think privacy and seclusion.

Take advantage of the rare opportunity to own a sizable, unrestricted tract in a prime location with room to grow, create, or simply enjoy Louisiana's natural beauty. Additional acreage is available.

To schedule a private tour, contact **Kenneth Marks** today!



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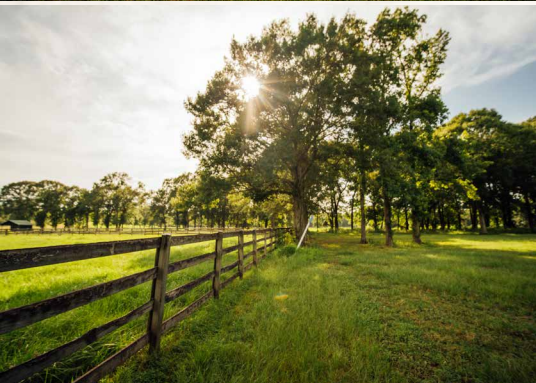
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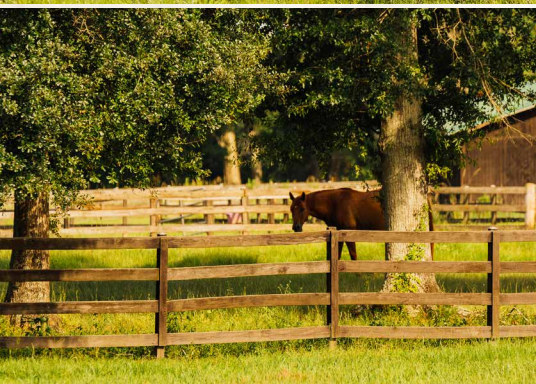
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land id. LINK

Hills Lake

MECHE RD

RUE CARNOT

Directions From Carencro, LA:
 Travel 0.5 miles north on N Church Street. Turn right on Veterans Drive and then an immediately left on N Michaud Street and proceed 1.3 miles. Continue on LA-1252 for 0.6 miles. Turn left on Kidder Road and travel 1.4 miles. Turn left on Trappey Road and in 0.7 miles you will arrive at the destination.

LINK TO GOOGLE MAP DIRECTIONS



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