

616 Bella Vista Road

Bentonville, Ar 72712



List Price: \$899,950
MLS#: 1234666
Beds: 3
Baths Full: 2
1/2 Baths: 1
Garage: 2
Square Feet: 2,659
Price / Square Foot: \$338.45
Subdivision: AJ SUB-BENTONVILLE
Type: Residential
Built: 2022
County: Benton
School: Bentonville

Description

Exclusive Financing Incentive offers a reduced mortgage rate of 5.88% through an Interest Rate Buydown provided by the seller, with the rate subject to change. Qualification with the mortgage lender is required to access this incentive.

Sophisticated Downtown Bentonville Duplex

Experience upscale living without the premium. In a project with homes over 1.6M, enjoy this duplex without 24 months of nearby construction.

Features:

10' ceilings on 1st floor, vaulted on 2nd.

Oak flooring & 3 CM quartz kitchen island.

Kitchen Aid gas range & wine bar.

Pella windows & patio doors.

Paver driveway & secure fencing.

Deep garage: EV-ready & attic storage.

Small yard & deck; outdoor TV-ready.

Just a quick 5-min bike ride to downtown square.

Images shown are NOT of actual listing. Images of completed similar projects.

Property Details

Lot Size	0.19 Acres
Air Condition	CentralAir,Electric
Amenities	Attic, CeilingFans, EatInKitchen, Pantry, QuartzCounters, WalkInClosets, WiredforSound

Appliances	Dishwasher,ElectricWaterHeater,Disposal,GasRange,Microwave,Refrigerator,RangeHood,ENERGYSTARQualifiedAppliances,PlumbedForIceMaker
Driveway	ConcreteDriveway
Exterior	AluminumSiding,Brick
Fencing	None
Listed By	Bird Dog Real Estate