

1621 Greenhouse Road

Bentonville, Ar 72713



List Price: \$2,700,000
MLS#: 1258521
Beds: 0
Garage: 0
Square Feet: 2,128
Price / Square Foot: \$1,268.80
Type: CommercialSale
Built: 1993
County: Benton
School:

Description

Ideal investment opportunity with the potential to be developed to include mixed-use, multi-family, residential, or entertainment. This location is surrounded by rooftops, and commercial, and business districts. Proximity to Thaden Field, Downtown Bentonville, Crystal Bridges, Walmart Headquarters, Northwest Arkansas National Airport, and more. Two homes and two man-made ponds currently occupy the acreage. The home closest to the lake could be converted into a restaurant or an attraction of some sort. The property is NOT in a flood zone. Proper drainage systems have been installed. The owner is currently filling in the smaller man-made pond with structural fill dirt. The other man-made lake is fully stocked with fish! Please see the attached one-page PDF for zoning, more property features, and demographic details.

The property includes 3 parcels:

C1 - Parcel 01-16130-001 6.28 acres

A1 - Parcel 01-16131-000 3.98 acres

A1 - Parcel 01-16131-001 1+- acres

Property Details

Lot Size	11.26 Acres
Listed By	Keller Williams Market Pro Realty Branch Office