

## 3002 Featherston Road

Bentonville, Ar 72713



**List Price:** \$374,999

**MLS#:** 1269065

**Beds:** 4

**Baths Full:** 2

**Garage:** 2

**Square Feet:** 1,835

**Price / Square Foot:** \$204.36

**Subdivision:** Riverwalk Farm Estate Ph Ii

Bentonville

**Type:** Residential

**Built:** 2008

**County:** Benton

**School:** Bentonville

### Description

Home appraised above asking price at the range of \$386K to \$405K. Appraisal and pre-inspection report are attached to MLS. Seller pays \$2,000 concession towards buyers closing costs. You are not buying a home, you are buying a lifestyle. You've heard of "location, location, location" - now come experience location! In the heart of Bentonville, right across from Osage Creek Elementary. Minutes away from Walmart Home offices, Interstate, shopping, hospitals and XNA airport. East facing, 2008 built, 4 BD, 2 Bath, all one level, split floor plan home. Rear Entry garage. Privacy fenced in backyard. Tall cathedral ceilings in living room and guest bedroom. Tray ceiling in one of the bedrooms. Open kitchen. Accent lighting, granite countertops, 2 car epoxy garage. Geeks Welcome! Loaded with Smart features! Garage Video Keypad, Video camera garage motor, SMART Flash Light, programmable thermostat, SMART smoke detectors, SMART keyless door locks, security cameras. This home has character. Call

### Property Details

Lot Size	0.22 Acres
Air Condition	CentralAir
Amenities	Attic, CeilingFans, CathedralCeilings, GraniteCounters, Pantry, ProgrammableThermostat, SeeRemarks, SmartHome
Appliances	Dishwasher,ElectricRange,GasWaterHeater,Microwave,ENERGYSTARQualifiedAppliances
Driveway	ConcreteDriveway
Exterior	Brick
Fencing	Partial,Privacy,Wood
Fireplace	GasStarter
Listed By	Keller Williams Market Pro Realty Branch Office