

20491 Cedar Bluff Road

Fayetteville, Ar 72703



List Price: \$539,000
MLS#: 1276174
Beds: 4
Baths Full: 2
Garage: 0
Square Feet: 2,142
Price / Square Foot: \$251.63
Subdivision: 21-17-28
Type: Residential
Built: 2013
County: Washington
School: Fayetteville

Description

This cozy single-story all-brick home offers 4 bedrooms, 2 full bathrooms, and a spacious bonus room for flexible use. Nestled on Fayetteville's east side, this charming property sits off Cedar Bluff Rd. With 7 acres of pasture and hardwoods, with a history of cattle grazing. Convenience is key, with both Fayetteville and Springdale just a stone's throw away. Plus, Beaver Lake and a public boat ramp are mere minutes away, perfect for outdoor adventures. Additionally, on the south side of the property, an additional septic tank and rural water supply await, offering ample potential for future development, whether it be a new home or workshop. Don't let this rare opportunity slip through your fingers!

Property Details

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| Lot Size | 7.00 Acres |
| Air Condition | CentralAir |
| Amenities | CeilingFans, None, WalkInClosets |
| Appliances | Dishwasher,ElectricCooktop,ElectricRange,ElectricWaterHeater,Disposal |
| Driveway | UnpavedDriveway |
| Equipment | SatelliteDish |
| Exterior | Brick |
| Fencing | Partial,Wire |
| Fireplace | WoodBurning |
| Listed By | True North Realty Group |