

# 40 Luncarty Lane

Bella Vista, Ar 72715



**List Price:** \$540,000  
**MLS#:** 1278498  
**Beds:** 4  
**Baths Full:** 3  
**1/2 Baths:** 1  
**Garage:** 2  
**Square Feet:** 2,551  
**Price / Square Foot:** \$211.68  
**Subdivision:** KELAEN SUB-BVV  
**Type:** Residential  
**Built:** 1992  
**County:** Benton  
**School:** Gravette

## Description

Inviting 3 Bed 2.5 Bath 2551 sqft Home with additional 1 bed, 1 bath apartment with kitchenette and own separate keypad entry downstairs. Enjoy privacy with an additional wooded lot next door making .67 acres that backs up to POA, Privacy! Location! A slice of seclusion in this neighborhood situated down the street from Scottsdale golf course club house. Short drive to Walmart shopping center, little sugar MTB trailhead, and Lakepoint restaurant/marina on Loch Lomond. The large kitchen is the center of the home and has ample storage and counterspace to create all your chef masterpieces. Relax around the updated wood burning fireplace in your cozy living room. Enjoy the natural light beaming in from the large sunroom that overlooks the large back deck perfect for relaxing or entertaining while taking in the natural beauty. This home boasts several renovations, such as new flooring, updated bathrooms and laundry room. Home is Agent Owned

## Property Details

Lot Size	0.67 Acres
Air Condition	CentralAir,HeatPump
Amenities	Attic, BuiltinFeatures, CeilingFans, SeeRemarks, WalkInClosets, InLawFloorplan, SunRoom, Workshop
Appliances	Dishwasher,ElectricOven,ElectricWaterHeater,Disposal,Microwave,Refrigerator
Driveway	ConcreteDriveway
Exterior	Brick,Masonite
Fencing	None
Fireplace	LivingRoom,WoodBurning
Listed By	Limbird Real Estate Group