

# 493 E Lowell Avenue

Cave Springs, Ar 72718



**List Price:** \$600,000  
**MLS#:** 1281487  
**Beds:** 0  
**Garage:** 0  
**Square Feet:** 1,898  
**Price / Square Foot:** \$316.12  
**Type:** CommercialSale  
**Built:** 1965  
**County:** Benton  
**School:**

## Description

Cave Springs is growing rapidly and now is the time to capitalize on the opportunity! This charming property holds endless possibilities for homeowners, investors and entrepreneurs alike. It includes over 300' of highway frontage, 1.84 acres and multiple access points. The home has a rustic flair with a master suite addition (2010), new metal roof (2012), kitchen remodel (2018), new A/C unit (2023) and a pellet stove for alternate heating. Outside you'll find a huge barn with 5 separate bays, detached 2-car garage with separate workshop w/ rollup door, 2 separate carports AND a storage shed that conveys. For that buyer that needs 'room to work' this place has it! With XNA airport just to the west, I-49 minutes away to the east, and the potential to rezone to Commercial...this location has so much to offer!

## Property Details

Lot Size	1.84 Acres
Air Condition	CentralAir
Appliances	GasWaterHeater
Exterior	Rock
Listed By	Keller Williams Market Pro Realty Branch Office