

1260 Forest Hills Boulevard

Bella Vista, Ar 72715



List Price: \$475,000
MLS#: 1284309
Beds: 4
Baths Full: 3
Garage: 2
Square Feet: 3,176
Price / Square Foot: \$149.56
Subdivision: Leisure Hills BVV
Type: Residential
Built: 1985
County: Benton
School: Gravette

Description

Attention all investors and Entrepreneurs, this property is zoned for commercial C-1 and residential R-MH. Previously Surveyed to create 14 lots in the 9 acre area, Zoned R-MH. Possible Tiny home project /MTB Retreat. The existing home has a C-1 zoning. The Garage was converted for an in-home office, front complete with separate entrance/exit from home. Fully finished basement with downstairs Bedroom and Bathroom with possible separate entrance to that space. The home has 4 bedrooms and 3 full baths. This property is not inside the Bella Vista POA restrictions and sits on 10.00 acres MOL ! This is on a community well and in order to have city water, the owners will need to join the POA. The well has no supply issues and should handle potential development. Owner will consider separating parcels. Buyer needs to do their own due diligence to assess the feasibility of development opportunities.

Property Details

Lot Size	10.00 Acres
Air Condition	CentralAir
Amenities	BuiltInFeatures, CeilingFans, None, TileCounters
Appliances	CounterTop,DoubleOven,Dishwasher,PropaneWaterHeater
Driveway	GravelDriveway
Exterior	Masonite,Rock
Fencing	BackYard
Fireplace	FamilyRoom,WoodBurning
Listed By	Keller Williams Market Pro Realty