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## 17883 Wheeler Road

Fayetteville, Ar 72704



**List Price:** \$698,000  
**MLS#:** 1286220  
**Beds:** 5  
**Baths Full:** 4  
**Garage:** 2  
**Square Feet:** 3,921  
**Price / Square Foot:** \$178.02  
**Subdivision:** Part of Red Oak Estates  
**Type:** Residential  
**Built:** 1980  
**County:** Washington  
**School:** Springdale

### Description

Private country estate waiting for your special touch in Washington County between Tontitown and Fayetteville. Nestled on a hill with just over 8 acres– 3143 sq. ft. house, 778 sq. ft. guest house and 40x60 barn/shop. Built at the end of the mid-century modern movement, this 1980s home features 4 bedrooms and 3 full bathrooms. Cathedral ceilings, wood floors, wood beams and native stone fireplace anchor the great room. The kitchen opens to a large sunroom with granite countertops and stainless-steel appliances. Guest house is included in the total square footage with a full bath, kitchenette and loft. The metal barn/shop has wood trusses, full lean-to and enclosed office/tack room. Great opportunity with unlimited options for use – residential, commercial, rental or hobby farm. New roof in 2022 and low-maintenance metal siding added in 2021. Decks need to be replaced, could be reconfigured. Selling AS-IS.

### Property Details

Lot Size	8.06 Acres
Air Condition	CentralAir,Electric,WindowUnits
Amenities	Attic, BuiltInFeatures, CeilingFans, ConcreteCounters, CathedralCeilings, Storage, Skylights, WalkInClosets, WoodBurningStove
Appliances	Dishwasher,ElectricRange,ElectricWaterHeater,Microwave,PropaneWaterHeater
Driveway	ConcreteDriveway
Exterior	Cedar,MetalSiding
Fencing	Partial
Fireplace	WoodBurningStove