

# 8213 E Brown Road

Springdale, Ar 72745



**List Price:** \$1,040,000

**MLS#:** 1295736

**Beds:** 4

**Baths Full:** 1

**Garage:** 2

**Square Feet:** 2,496

**Price / Square Foot:** \$416.67

**Subdivision:** 08-18-30-Springdale

**Type:** Residential

**Built:** 1956

**County:** Benton

**School:** Rogers

## Description

Located in the heart of Northwest Arkansas this property has all kinds of potential. Easy access to I-49. The property consists of 20 (+/-) acres. Would make a nice estate property or could be developed into estate lots. Lots of privacy and room to spread out. The value is in the land. There is currently an older farm house on the property along with two shops and a pole barn. There is a well on the property. The property is in the city limits of Springdale with a Lowell mailing address. Rogers School District.

## Property Details

Lot Size	20.00 Acres
Air Condition	CentralAir,Electric
Amenities	None, Other
Appliances	ElectricRange,ElectricWaterHeater
Driveway	GravelDriveway,UnpavedDriveway
Exterior	VinylSiding
Fencing	None
Fireplace	LivingRoom,WoodBurning
Listed By	NWA Realty Group, LLC