

1387 County Road 306

Berryville, Ar 72616



List Price: \$813,800
MLS#: 1301041
Beds: 0
Garage: 0
Square Feet: 3,836
Price / Square Foot: \$212.15
Type: CommercialSale
Built: 1979
County: Carroll
School:

Description

Welcome to the Gathering Place at Cliff Springs! This exquisite 3544 sq.ft. home sits on 3.67 unrestricted acres, with private access to King's River. Main house as well as all other buildings on property come fully furnished. All Furnishings Convey! Newly remodeled addition, two kitchens upstairs, with a beautiful copper sink! Finished basement with industrial kitchen, and walk-out access to greenhouse, gardens, and the river! New roof in 2017. Upgrades include ON-DEMAND Hot Water Heater, 3 new heat pumps, and complement Central heat/air system. 30x50 Outbuilding for extra storage, 18x36 Pole shed, 292 sq.ft. Log Cabin 'Ozark Mountain Hideout' with Silo Shower. The Dream Weaver Air Stream with hot tub. A Western Theme Saloon! Metal Building with props and sliding barn doors. Alfresco dining pergola! This resort property can be run as a nightly rental with professional management with steady turnover. Walking trails and stairs lead to the river's edge. Minutes to Eureka Springs!

Property Details

Lot Size	3.67 Acres
Air Condition	CentralAir,Ductless,Electric,EnergyStarQualifiedEquipment
Appliances	PropaneWaterHeater,WaterHeater
Driveway	Storage
Exterior	Masonite
Listed By	Coldwell Banker K-C Realty