

# 14600 Canyon Road

Bella Vista, Ar 72715



**List Price:** \$250,000

**MLS#:** 1321886

**Beds:** 0

**Garage:** 0

**Subdivision:** Mountain Spgs Estate 2nd Bvv

**Type:** Land

**County:** Benton

**School:** Gravette

## Description

Looking for a quiet, beautiful place to build? This rare 5.27-acre parcel in Bella Vista offers both space and flexibility. Nestled at the end of a lovely, lightly developed street, it provides privacy while still being convenient to town. Unlike most Bella Vista properties, this lot is not in the Bella Vista POA—giving you the freedom to add a barn, shop, or other structures. The property has already been perc tested and has Centerton city water running through the lots. With multiple potential building sites, you can create the home and lifestyle you've always wanted. Don't need all 5.27 acres? The property spans two lots, making it easy to build on one and sell the other—or simply pick your own neighbor. The owner has marked many of the dogwood trees with ribbon, and an approximate lot line is marked by the road for easy viewing. Contact your builder, agent, or call today to schedule a private showing. Perc test locations were on Right & left side of property about 100' off the road

## Property Details

Lot Size	5.27 Acres
Fencing	None
Listed By	Collier & Associates- Rogers Branch