

6617 & 6619 NW Altus Street

Bentonville, Ar 72712



List Price: \$489,950
MLS#: 1327530
Beds: 3
Baths Full: 2
Garage: 2
Square Feet: 2,502
Price / Square Foot: \$195.82
Subdivision: Woodward Park Ph Ii Highfill
Type: Residential
Built: 2025
County: Benton
School: Bentonville

Description

Welcome To Your Next Home! This Is The Hot Ticket Opportunity You've Been Scouting. A Brand-New, Sparkling Duplex Built For The Savvy Buyer. Why Settle For One Door When You Can Have Two? This Property Features Two Identical Units, Each Delivering A Smart 3-Bedroom, 2-Bathroom Layout And A Private 1-Car Garage. It's A Real-Life Choose-Your-Own-Adventure. Move Into One Side, Enjoy That New-Home Smell, And Let Your Tenant In The Other Unit Help Pay Down Your Loan. Or, Unleash Your Inner Investor, Rent Out Both Units, And Let This Hard-Working Asset Go To Work For You. This Is How You Build A Portfolio. Located In The Highly-Desired Bentonville School District, You've Got A Built-In Advantage For Attracting Top-Tier Tenants Or Securing Future Resale Value. To Make This Deal Even Sweeter, You Can Get Up To \$4,500 In Closing Costs By Using The Preferred Lender. This Is Your Moment. This Is The Move. Don't Hesitate, Or This Gem Will Be Gone.

Property Details

Lot Size	0.63 Acres
Air Condition	CentralAir
Appliances	ElectricRange,ElectricWaterHeater,Disposal,Microwave
Driveway	ConcreteDriveway
Exterior	VinylSiding
Fencing	None
Listed By	NextHome NWA Pro Realty