

2201 W Deane Street

Fayetteville, Ar 72704



List Price: \$399,000
MLS#: 1329019
Beds: 4
Baths Full: 2
Garage: 0
Square Feet: 1,600
Price / Square Foot: \$249.38
Subdivision: SKYLER PLACE ADD
Type: Residential
Built: 1947
County: Washington
School: Fayetteville

Description

Prime investment opportunity just minutes from the University of Arkansas! This property offers unbeatable convenience with a bus stop right at the front door. This house is perfect for student tenants while also providing an opportunity to add more units once they are done with school. Recently rezoned to RI-U, the lot allows up to four dwellings, opening the door for exceptional future development potential.

All nearby city sidewalks and crosswalks have been newly upgraded, reducing future infrastructure costs for your build plans. The home features a strong rental history and sits in a highly desirable location directly across from the new police station. A rare chance to secure a great rental property with outstanding long-term upside! Agent owned.

Property Details

Lot Size	0.36 Acres
Air Condition	CentralAir
Amenities	CeilingFans, None
Appliances	GasCooktop,GasWaterHeater
Driveway	ConcreteDriveway
Exterior	WoodSiding
Fencing	BackYard,None
Listed By	Arkansas Real Estate Group Fayetteville