

# 3400 S Walton Boulevard

Bentonville, Ar 72712



**List Price:** \$2,500,000  
**MLS#:** 1331480  
**Beds:** 0  
**Garage:** 0  
**Square Feet:** 4,585  
**Price / Square Foot:** \$545.26  
**Type:** CommercialSale  
**Built:** 1950  
**County:** Benton  
**School:**

## Description

Unlike any property in Bentonville, The Bike Inn is a destination lodging asset with a distinctive mix of flexible use potential. With 17 bike-friendly stays consisting of double rooms & suites, independent cabins, & RV sites, every traveler has a place to call home—making it ideal for hosting larger gatherings & events. Each room features custom in-room bike storage & locally curated décor, blending comfort, functionality, & Bentonville’s vibrant cycling culture into one memorable stay. Resort-style amenities include a guest lounge, shower house, common kitchen, 24-hour bike shop, hot tub, sauna, cold plunge, outdoor shower, picnic tables, BBQ grill, fire pit, bike wash station with repair stands, hammocks, & yard games. Ownership will consider multiple purchase options, including owner financing, continued management, & transfer of business & personal property. Please see listing attachments for additional details & financial summaries. Explore the virtual tour link for a self-guided

## Property Details

Lot Size	1.07 Acres
Air Condition	Electric
Listed By	G4 Real Estate