

# 1300 Willow Bend Avenue

Bentonville, Ar 72713



**List Price:** \$2,095

**MLS#:** 1339636

**Beds:** 3

**Baths Full:** 2

**Garage:** 2

**Square Feet:** 1,738

**Price / Square Foot:** \$1.21

**Subdivision:** Edens Brooke Sub Ph li Bentonville

**Type:** ResidentialLease

**Built:** 2008

**County:** Benton

**School:** Bentonville

## Description

Looking for a home that offers comfort, convenience, and a place you'll enjoy coming back to every day? This 3-bedroom, 2-bath single-level all-brick home with an attached 2-car garage delivers just that with a functional layout, inviting living spaces, and a convenient location. Step inside to a bright, welcoming interior with a seamless flow between living, dining, and kitchen areas, perfect for everyday living or hosting. Spacious bedrooms provide a comfortable retreat, while the outdoor space is great for relaxing. This is a non-smoking property with a minimum 1-year lease required. No pets allowed. Tenant is responsible for all utilities and maintenance, including lawn care, filter changes, and overall upkeep. We seek tenants who value communication and on-time rent. Homes like this don't last, schedule your showing today and make 1300 SW Willow Bend your next home!

## Property Details

Lot Size	0.23 Acres
Air Condition	CentralAir
Appliances	Dishwasher,ElectricOven,ElectricRange,Microwave,Refrigerator
Fencing	Wood
Fireplace	LivingRoom
Listed By	Keller Williams Market Pro Realty Branch Office