

1130 E Shadowridge Drive

Fayetteville, Ar 72701



List Price: \$609,900
MLS#: 1341828
Beds: 4
Baths Full: 3
Garage: 2
Square Feet: 2,204
Price / Square Foot: \$276.72
Subdivision: Broadview Sub
Type: Residential
Built: 1967
County: Washington
School: Fayetteville

Description

Welcome to this spacious and well-designed home in desirable East Fayetteville, offering room to grow and flexibility for everyday living. On the main level, a comfortable living area flows into the dining space and kitchen, creating a warm and functional layout for gatherings. A bright sunroom adds additional living space and leads to the back deck, perfect for enjoying the outdoors. This level also includes 1 bedroom, 1 full bathroom and a convenient laundry area. Downstairs, the lower level expands the home with a second living area featuring a cozy fireplace, along with a dining area and kitchenette—ideal for extended family or guests. Multiple rooms offer flexibility for bedrooms, offices, or hobbies, plus 2 full bathrooms and a second laundry room. Ideally located near Mt. Sequoyah, Gulley Park, the Botanical Garden, the University of Arkansas, and popular shopping and dining, this home blends location, flexibility, and opportunity.

Property Details

Lot Size	1.01 Acres
Air Condition	CentralAir,Electric
Amenities	CeilingFans, SunRoom
Appliances	Dishwasher,ElectricCooktop,GasWaterHeater
Driveway	ConcreteDriveway
Exterior	Brick,VinylSiding
Fencing	ChainLink
Fireplace	GasLog,LivingRoom
Listed By	RE/MAX Associates, LLC