

## 3 Donington Circle

Bella Vista, Ar 72714



**List Price:** \$595,000  
**MLS#:** 1345238  
**Beds:** 5  
**Baths Full:** 3  
**Garage:** 2  
**Square Feet:** 2,311  
**Price / Square Foot:** \$257.46  
**Subdivision:** Lambeth Sub Bvv  
**Type:** Residential  
**Built:** 2022  
**County:** Benton  
**School:** Bentonville

### Description

Rare opportunity tucked away on a quiet cul-de-sac in Bella Vista, this stunning one-level home offers versatility, style, and comfort! Featuring 5 bed and 3 bath, the property showcases an upgraded open-concept layout with granite countertops, custom finishes, and elegant crown molding, perfect for both comfortable living and effortless entertaining. Enjoy a covered back patio with peaceful, scenic views, ideal for relaxing or hosting guests. Located just minutes from Blowing Springs Park, premier mountain biking trails, the Metfield Golf Complex, and an extensive network of walking and biking paths, this home is perfectly positioned to enjoy the best of Northwest Arkansas. Previously used as a successful Airbnb, it presents an excellent opportunity as a primary residence, vacation home, or income-producing investment. With close proximity to shopping, dining, and everyday essentials along Bella Vista Hwy, and only 15 mins to Downtown Bentonville and Walmart HQ, this property offers convenience and lifestyle!

### Property Details

Lot Size	0.31 Acres
Air Condition	CentralAir
Amenities	Attic, BuiltInFeatures, CeilingFans, CentralVacuum, EatInKitchen, ProgrammableThermostat, QuartzCounters, Storage, WalkInClosets, WindowTreatments
Appliances	Dryer, Dishwasher, ElectricWaterHeater, Disposal, MicrowaveHoodFan, Microwave, PropaneRange, Refrigerator, Washer, PlumbedForIceMaker
Driveway	ConcreteDriveway
Exterior	Masonite, VinylSiding
Fencing	None
Fireplace	GasLog
Listed By	Lindsey & Assoc Inc Branch