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14344 S Hwy 170

West Fork, Ar 72774



List Price: \$199,000
MLS#: 1349463
Beds: 1
Baths Full: 1
Garage: 0
Square Feet: 529
Price / Square Foot: \$376.18
Subdivision: n/a
Type: Residential
Built: 2020
County: Washington
School: West Fork

Description

Unique opportunity just minutes from town and a short drive to Devil's Den State Park. Situated along Highway 170 with hillside views of the surrounding countryside, this property features two separate living structures, each offering 1 bedroom and 1 bathroom. The main home includes approximately 529 square feet, while the detached ADU offers 576 square feet. Each has its own heating and cooling system, providing flexibility for guests, rental income, a home office, or multi-generational living. Enjoy the convenience of easy access to town while still being close to some of Northwest Arkansas's best outdoor recreation. A cistern currently serves the property, and a water tap is conveniently located across the road for future water service options. Whether you're looking for an investment opportunity, weekend retreat, or a unique property with multiple living spaces, this versatile offering presents a variety of possibilities.

Property Details

Lot Size	2.00 Acres
Air Condition	Ductless
Appliances	Dishwasher,ElectricWaterHeater,Microwave
Driveway	GravelDriveway
Exterior	WoodSiding
Fencing	None
Fireplace	LivingRoom