

# 34 S Cheshnut Drive

Bella Vista, Ar 72714



**List Price:** \$509,000  
**MLS#:** 1351998  
**Beds:** 3  
**Baths Full:** 2  
**Garage:** 2  
**Square Feet:** 2,013  
**Price / Square Foot:** \$252.86  
**Subdivision:** Hertford Sub Bvv  
**Type:** Residential  
**Built:** 2023  
**County:** Benton  
**School:** Bentonville

## Description

Step inside this newer home on nearly a half acre lot close to everything that makes Bella Vista a community worth living in! In just a 5 minute bike ride you can be on the Taylor Homestead trail, quickly connecting to The Back 40. This quality custom build left nothing to be desired. Open floor plan, soaring ceilings, expansive quartz kitchen island. Tons of beautiful cabinet storage, a big pantry, vented gas range, and open shelving. Luxury Vinyl flooring throughout with tiled baths and dedicated laundry room. The master suite features massive closet and fully tiled walk in shower and a soaker tub. Recirculating water heater provides instant hot water. Oversized garage is fully insulated with epoxy flooring. Exterior is all brick and concrete/maintenance free. Attic provides extra storage with subfloor spanning the entire span of garage. And that covered back deck overlooking the huge yard! All of this in Bentonville Schools.

## Property Details

Lot Size	0.47 Acres
Air Condition	CentralAir,Electric
Amenities	Attic, BuiltInFeatures, CeilingFans, CathedralCeilings, EatInKitchen, Other, Pantry, ProgrammableThermostat, QuartzCounters, SplitBedrooms, Storage, WalkInClosets
Appliances	Dishwasher,Disposal,HotWaterCirculator,Other,PropaneRange,RangeHood, SeeRemarks,EnergyStarQualifiedAppliances,PlumbedForIceMaker
Driveway	ConcreteDriveway
Exterior	Brick,Concrete
Fencing	Partial
Fireplace	GasLog,LivingRoom
Listed By	REMAX Real Estate Results