

# 3022 Old Farmington Road

Fayetteville, Ar 72704



**List Price:** \$375,000  
**MLS#:** 1353267  
**Beds:** 3  
**Baths Full:** 2  
**Garage:** 2  
**Square Feet:** 1,140  
**Price / Square Foot:** \$328.95  
**Subdivision:** Fayetteville Outlots  
**Type:** Residential  
**Built:** 2021  
**County:** Washington  
**School:** Fayetteville

## Description

Rare opportunity to own a fully licensed Airbnb in one of Fayetteville's most desirable locations. Just minutes from the University of Arkansas, Downtown Fayetteville, and Centennial Park, this turnkey property is being offered fully furnished and ready to go from day one. The transferable Airbnb license adds tremendous value, as new short-term rental permits in Fayetteville are becoming increasingly difficult to obtain. Whether you're looking for a cash flowing investment, a game day getaway, or a second home with income potential, this property checks all the boxes. Furnishings convey and future bookings may be transferred with an acceptable offer.

## Property Details

Lot Size	0.15 Acres
Air Condition	CentralAir
Amenities	CeilingFans, EatInKitchen, GraniteCounters, WindowTreatments
Appliances	Dishwasher,ElectricCooktop,ElectricOven,ElectricRange,ElectricWaterHeater, Microwave,RangeHood,EnergyStarQualifiedAppliances
Driveway	ConcreteDriveway
Exterior	Concrete
Fencing	BackYard,Privacy,Wood
Fireplace	FamilyRoom
Listed By	Collier & Associates