

706 Lake Sequoyah Drive

Fayetteville, Ar 72701



List Price: \$270,000
MLS#: 1354893
Beds: 3
Baths Full: 2
Garage: 1
Square Feet: 1,323
Price / Square Foot: \$204.08
Subdivision: Lewis Baldwin Sub
Type: Residential
Built: 1968
County: Washington
School: Fayetteville

Description

This cute little 3-bedroom, 2-bath home is loaded with charm and upgrades. It boasts an open concept / great room in a home built before great rooms were cool along with built-ins for your collections, photos, technology, etc. In a quiet subdivision, on a 1/3-acre lot, it's a little bit of "country" without the drive. The large back yard looks out over trees and an open field--not the neighbor's back yard. Many improvements have been made to the home over the past few years including new HVAC system, new flooring throughout, gas range, dishwasher, garbage disposal, new showers in both bathrooms, upgraded plumbing (replacement of old cast iron pipes), new sliding patio doors, and within the last month, new roof and gutters. Within walking distance to Lake Sequoyah and Flying Q Horse Farm. The seller will provide a supreme 2-10 Homebuyers Warranty on the home, and all appliances will convey at the Buyer's request. The icing on the cake is the price: all this for well under \$300,000.

Property Details

Lot Size	0.33 Acres
Air Condition	CentralAir
Amenities	BuiltInFeatures, CeilingFans, None, Pantry
Appliances	Dishwasher, GasCooktop, GasWaterHeater, Refrigerator
Driveway	ConcreteDriveway
Exterior	Brick, Frame
Fencing	BackYard
Listed By	Prime Real Estate and Development