

795 - 797 S Dockery Lane

Fayetteville, Ar 72701



List Price: \$299,700

MLS#: 1355456

Beds: 2

Baths Full: 1

Garage: 2

Square Feet: 1,637

Price / Square Foot: \$183.08

Subdivision: Fayetteville Outlots

Type: Residential

Built: 1970

County: Washington

School: Fayetteville

Description

Solid, spacious, all brick, turn-key duplex, each side has 2 bedrooms, 1 full bath, fridges, & stacked washers & dryers. Updated electric service on both sides this year. New Roof in fall 2020 and updated sewer service 2021. Newer Samsung stacked washer & dryer in both units. #795: recent fridge, range/oven & hot water heater. #797: new range/oven & fridge & soon to be new carpet & flooring being installed. Located on appx .432 acre tract (see remarks), close to Happy Hollow Schools & the U of A, each unit has a covered carport with additional parking in the rear. Tenants pay all utilities. Perfect set up for investors or owners who wish to live in one side and rent the other out!

New Roof 2020,

Property Details

Lot Size	0.43 Acres
Air Condition	CentralAir,Electric
Appliances	Dryer,ExhaustFan,GasCooktop,GasOven,GasWaterHeater,Refrigerator,Washer
Driveway	GravelDriveway
Exterior	Brick
Fencing	Partial
Fireplace	None
Listed By	Coldwell Banker Harris McHaney & Faucette -Fayette