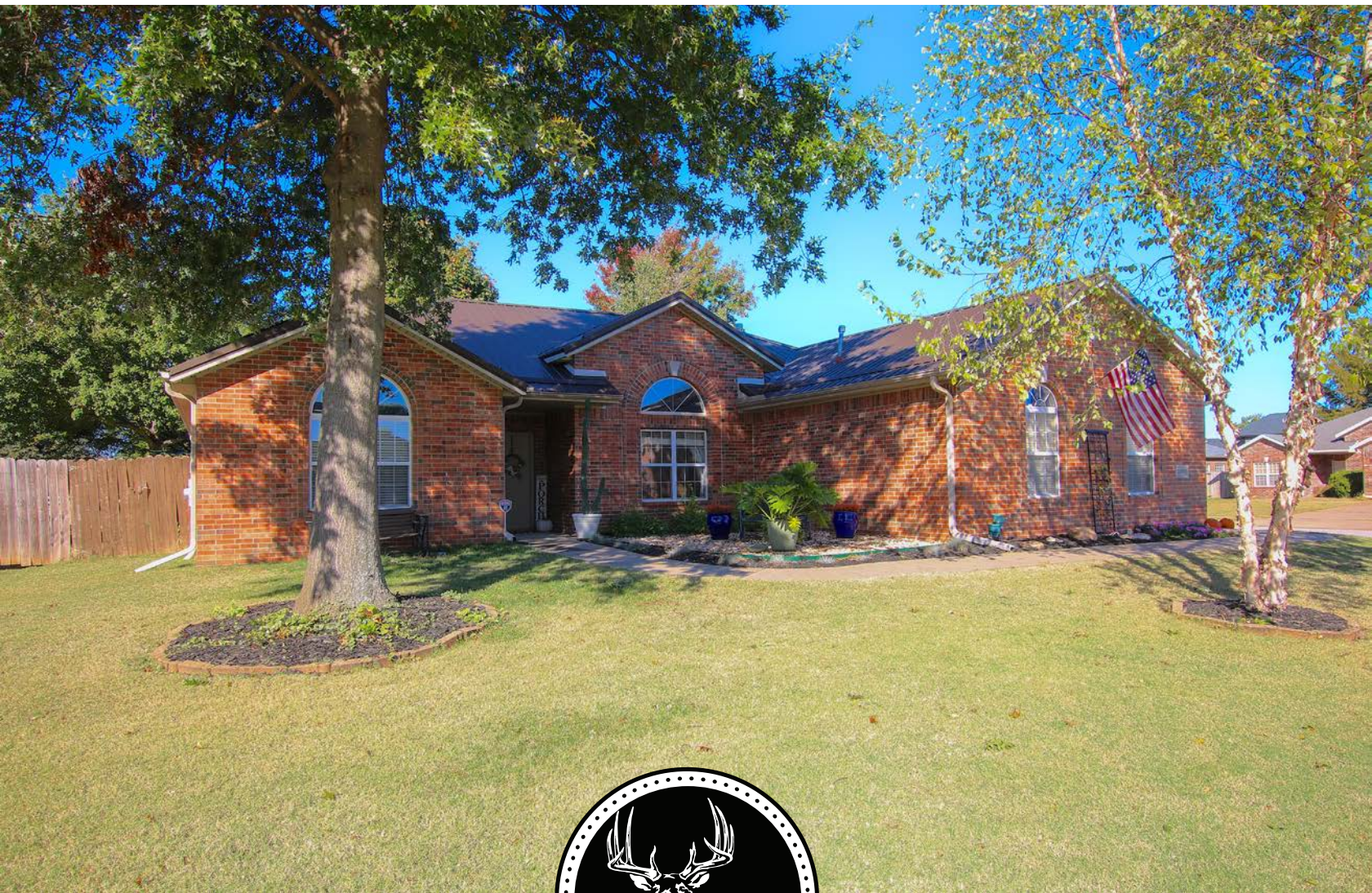


MIDWEST LAND GROUP PRESENTS

.3 ACRES IN

BENTON COUNTY ARKANSAS

1900 SOUTHWEST ASPEN STREET, BENTONVILLE, AR 72713



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

4-BED, 2-BATH HOME IN WELL ESTABLISHED BENTONVILLE NEIGHBORHOOD

Discover the charm of Bentonville with this stunning 4-bed, 2-bath all-brick home situated on a desirable corner lot in the Windwood Subdivision. This residence boasts a side-entry garage, luxurious tile flooring, granite countertops, and open living and dining rooms. The Master bath is complemented by a relaxing soaking tub and a separate shower. The expansive lot

features a privacy fence and a covered patio, creating an ideal setting for entertaining guests. The living room seamlessly connects to the outdoor area and includes a cozy gas fireplace. With a new metal roof and a covered patio, this home not only offers exceptional curb appeal but also enhances your outdoor living experience.



PROPERTY FEATURES

PRICE: **\$425,000** | COUNTY: **BENTON** | STATE: **ARKANSAS** | ACRES: **.3**

- 4 bedrooms, 2 bathrooms
- New metal roof
- Updated living areas and bathrooms
- Luxury tile flooring
- Attached 2-car garage
- Corner lot with fenced backyard
- Covered patio
- Convenient access to the Walmart home office
- Centrally located in Bentonville
- Convenient access to I-49
- 7 minutes to Bentonville Square

4-BED, 2-BATH HOME

This residence boasts a side-entry garage, luxurious tile flooring, granite countertops, and open living and dining rooms. The expansive lot features a privacy fence and a covered patio, creating an ideal setting for entertaining guests.



ADDITIONAL INTERIOR PHOTOS



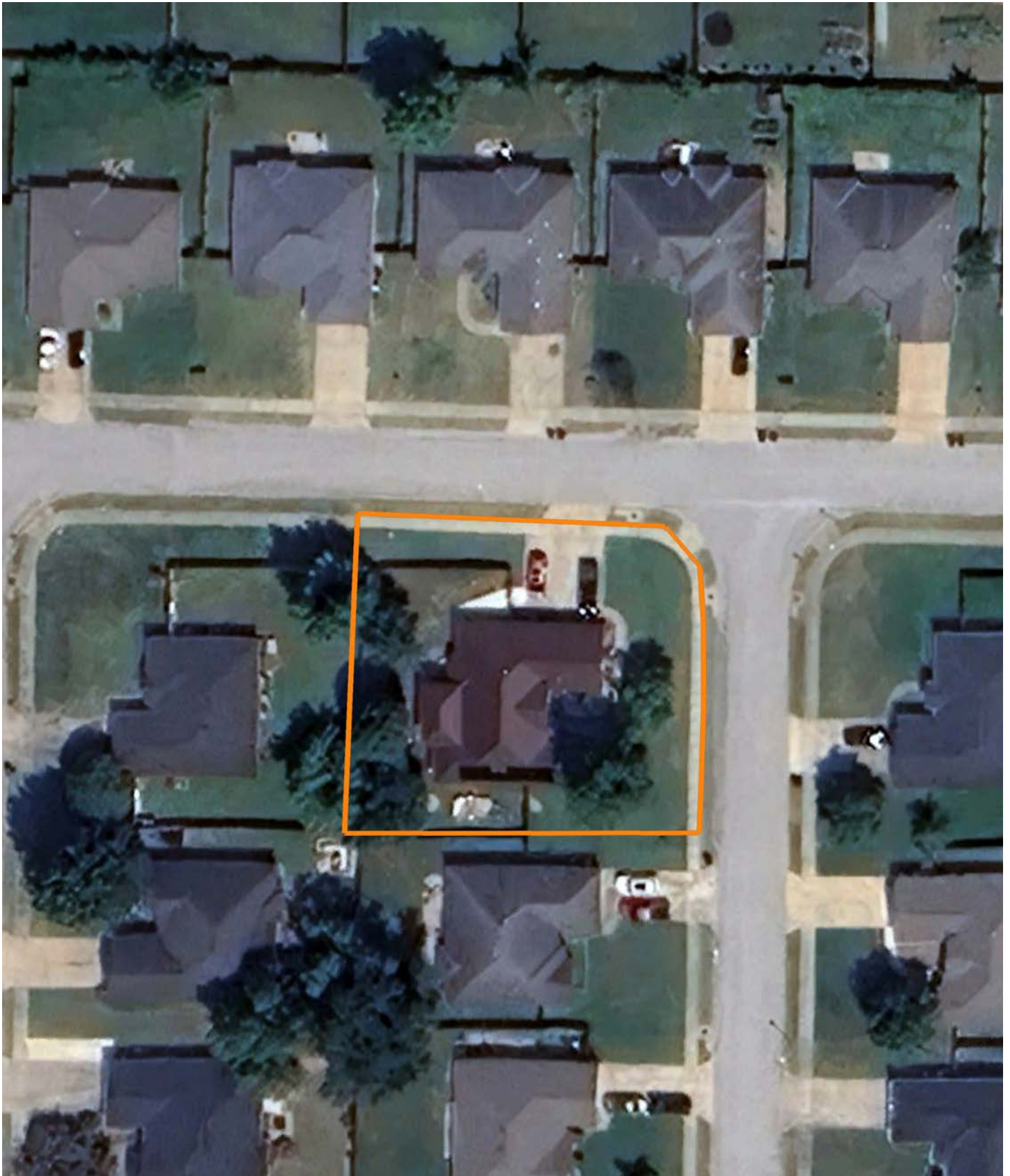
CORNER LOT WITH FENCED BACKYARD



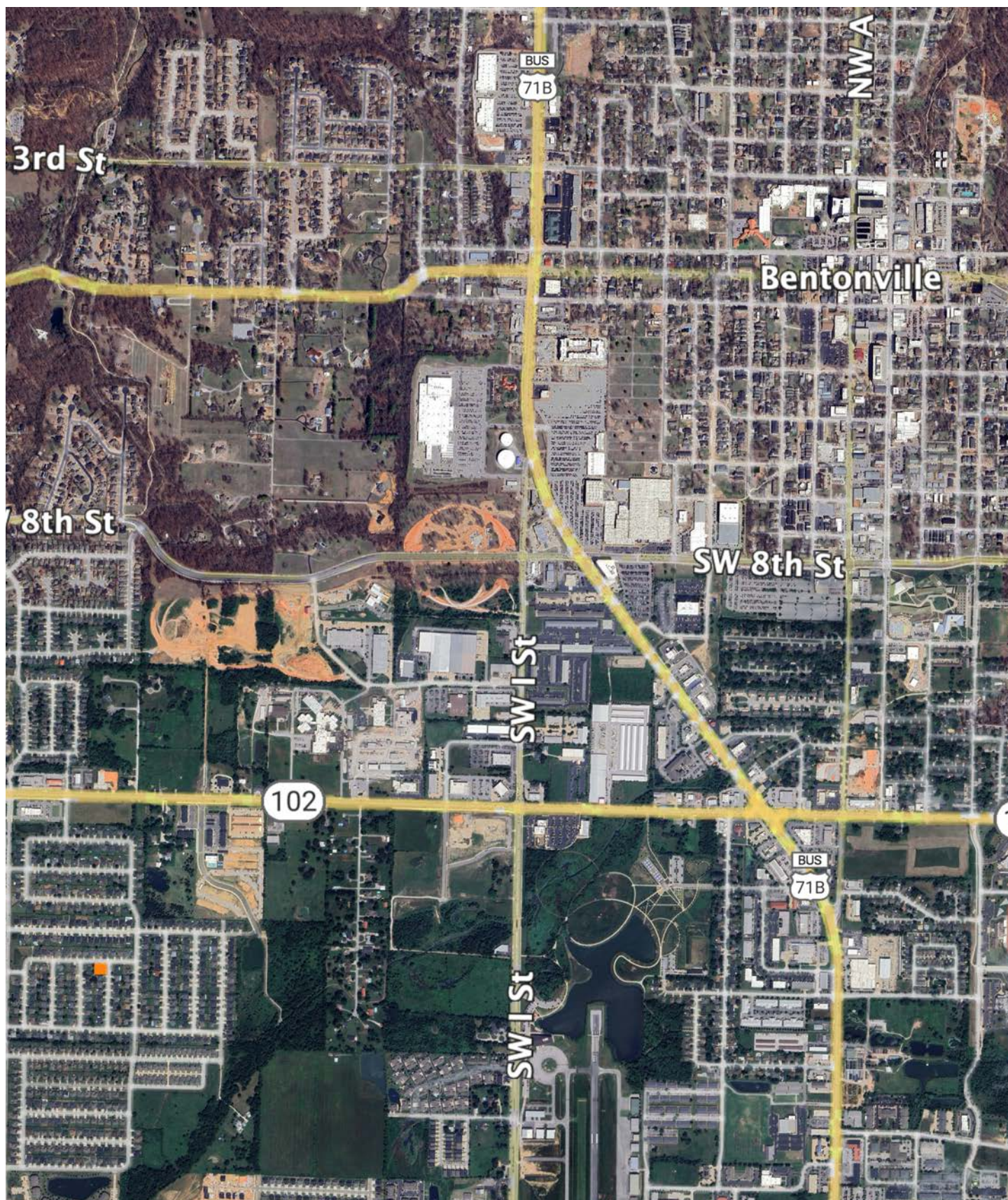
COVERED PATIO



AERIAL MAP



OVERVIEW MAP



AGENT CONTACT

Ben Williams is passionate about working with land and living life in the great outdoors. A native of Topeka, Kansas, Ben graduated from Kansas State University with dual Bachelor's Degrees in park management and conservation, as well as natural resource management.

During his college years, Ben conducted research on invasive plant and wildlife species to assess their impact on native species. His studies also covered wildlife habitat preservation, conservation, flooding and erosion control, and public hunting land management. Before joining Midwest Land Group, Ben worked as an arborist in Benton County, Arkansas, caring for trees and maintaining their health.

In his free time, Ben enjoys hunting waterfowl, golfing, and hiking. Now residing in Bentonville, Arkansas, with his wife Kaitlynn and son Bodie, Ben is a devoted family man whose care and understanding of people extends to his work as a land agent. His enthusiasm for helping clients achieve their goals is evident in his commitment to exceptional service. If you're looking to buy or sell land in Northwest Arkansas, don't hesitate to give Ben a call. He'll go above and beyond to ensure you find exactly what you're searching for.



BEN WILLIAMS,

LAND AGENT

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