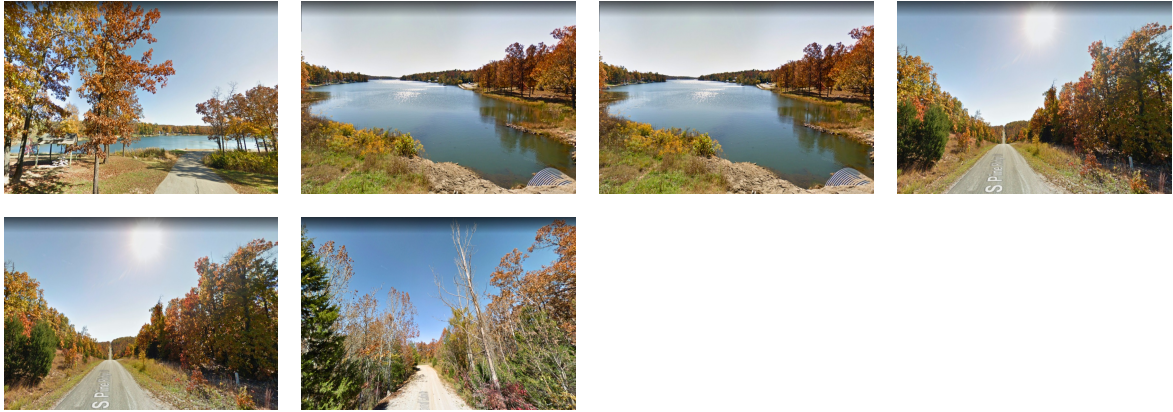


RESIDENTIAL LAND FOR SALE



704 Nashville Road
 Horseshoe Bend,
 Arkansas
 United States

Parcel Size **0 Acres** Date Listed **09/13/2023**
 Listing ID **GL-1694621528**

Listed by: Landcentury

Asking Price
\$3,492

For more information, visit:
<https://www.globallistings.com/10758459>

Overview

Experience Lakeside Living at Its Finest with This Stunning Lot in IZARD County, Arkansas! Looking for the perfect spot to build your dream home? Look no further than this beautiful lot in IZARD County, Arkansas! Nestled right between the tranquil Crown Lake and the sparkling Diamond Lake, this lot offers breathtaking views and endless opportunities for outdoor recreation. But that's not all - this lot is also conveniently located close to town, making it easy to enjoy all the amenities and conveniences of city living while still enjoying the peace and serenity of rural Arkansas. Best of all, this amazing lot can be yours for just \$89 per month for 36 months! Don't miss out on this incredible opportunity to own a piece of paradise in one of the most beautiful parts of the Natural State. Contact us today to learn more!

RESIDENTIAL VACANT LAND ZONING SUMMARY: Single-family attached dwellings Recreational vehicles, travel trailers, utility trailers, trucks and similar vehicles or apparatus shall not be stored or parked in front half of vacant lots or on City property for more than 30 days in any 1 calendar year. A recreational vehicle, travel trailer or bus shall not be used as a permanent dwelling unit. No camping on property. Unless you have had your house plans approved, a building permit has been acquired and your foundation is in place. Then you may place a camper or RV on the property for a period of 12 months. At the end of the 12 months, you can no longer live in the RV or camper and you cannot have it connected to the facilities even if your home is not complete. Tiny homes not allowed in the city limits

POWER: North Arkansas Electric Cooperative #870-895-3221
WATER: Horseshoe Bend Water Sewer Dep't #870-670-5885
SEWER: Horseshoe Bend Water Sewer Dep't #870-670-5885
If Septic System is installed contact IZARD County Health Unit #870-368-7790
TRASH DUMPSTER: Waste Connections #870-994-7000
INTERNET PHONE: NEXT powered by NAEC or Brightspeed #877-862-9343
ELEVATION: 737 Ft. **HOA:** MRID-Municipal Recreation Improvement District MSID-Municipal Street

Improvement District Assessments that are billed annually with your property tax.DIRECTIONS TO PROPERTY: From Horseshoe Bend head east on W Church St toward 1st St (0.6 mi) turn left onto Moonstone Blvd(1.1 mi) turn right onto S Little Rock Rd(0.2 mi) turn left onto Indianapolis Ave(449 ft) Destination will be on the left. NEARBY TOWNS CITIES: Franklin(6 miles)Ash Flat (9 miles)Oxford(13 miles) Highland(14.5 miles)Salem (15 miles)Jonesboro (83 miles)Conway(118 miles)Bentonville(189 miles)Fayetteville(174 miles)

Contact

Email

sales@landcentury.com

Phone

888-526-3932