



Round Bottom Rd. Mountain View, AR 72560

Exclusive White River Lot 4.74 acres

We don't know of a more premier lot available on the White River. Be sure to visit our web home for virtual tour. It offers 100% seclusion plus all the following: paved all the way, flat terrain for building, power on site, City water, tele and dsl within stone's throw, public boat access within stone's throw, major improvements towards private launch, perks for 2 cabins, can be subdivided, cement and roofed pick-nick structure, 11 minute drive to highway, mature pecan and black walnut trees.

FOR SALE \$95,000

Gary Garland - 901.335.4842

garygarlandrealestate@gmail.com

WWW.GARLANDCOMPANY.COM

110 West Main Street, Mountain View, AR 72560
(across from the Courthouse)

870.269.9601





LAST UPDATED 07.20.15



Address: Roundbottom Road

List Agent: Gary Garland
 Mobil: 901-335-4842
List Office: Garland Company Real Estate
 Office: 870-269-9601
Co-Agent: Franklyn S Banker
Calculated \$/Acre: \$20,042.19
Appx. Acreage: 4.74
Appx Lot Size: 4.74 Acres
Legal: tbd

VACANT LAND LISTING DETAIL	
MLS #: 10327538	Area: 711
Status: Active	MOUNTAIN VIEW & STONE COUNTY
Type: Acreage	List Price: \$95,000
City: Mountain View	Orig. Price: \$125,000
Inside City Limits? No	Sale/Rent: For Sale
Subdivision: None	Per Acre Price \$:
Neighborhood:	Per Fft Price \$:
Virtual Tour:	To Show Call:
	 

SALES INFORMATION		
SP:	ConDte:	SAG:
FIN:	CLSD:	
SP/Acre:		SO:

In-House #:	Sub Agent Comp:	0
Market Time: 1093	Buyers Agent Comp:	3
County: Stone	Will Subd:	Yes
Zip: 72560	Entered Twice:	No
Zoning:	Listing Svcs:	1. Full Service
Owner Name:	Owner ID#:	
Owner Phone:	Foreclosure (REO):	NO
	Short Sale?:	NO

FEATURES			
Owner/Agent Disclosure	Listing Agent is neither owner nor of any relation to owner	POSSESSION RESTRICTIONS	Negotiable
DOCUMENTS ON FILE	Recorded Plat	ROAD FRONTAGE	Other (see remarks)
DOCUMENTS ONLINE	None	ROAD SURFACE	City Street Paved
FINANCING (NEW) LISTING TYPE	Other (see remarks)	SHOWING INSTRUCTIONS	Call Listing Office/Agent
LOT	Exclusive Right-To-Sell	TRANSPORTATION	None
	Level, River Front, River View, Cleared, Will Subdivide, Flood Insurance Required, River /Lake Area, Mountain View	UTILITIES	Some Util Avl-Not on Prop, Elec -Municipal (+Entergy)
		WATERFRONT	River

FINANCIAL		ACRES	
Assn/Condo Fee:	Frequency:	# Pasture Acres:	
Annual Taxes: 200.00	Annual SI Tax:	# Cultivation Acres:	
		# Timber Acres:	

PUBLIC REMARKS

We don't know of a more premier lot available on the White River. Be sure to visit our web home for virtual tour. It offers 100% seclusion plus all the following: paved all the way, flat terrain for building, power on site, City water, tele and dsl within stone's throw, public boat access within stone's throw, major improvements towards private launch, perks for 2 cabins, can be subdivided, cement and roofed pick-nick structure, 11 minute drive to highway, mature pecan and black walnut trees .

DIRECTIONS

Herpel Rd becomes Roundbottom Rd. Follow signs past boat access to private road.