

Sugar Creek 13.82 Acres
Sugar Creek RD
Rogers, AR 72711

\$345,500
13.820 +/- acres
Benton County



Sugar Creek 13.82 Acres

Rogers, AR / Benton County

SUMMARY

Address

Sugar Creek RD

City, State Zip

Rogers, AR 72711

County

Benton County

Type

Undeveloped Land

Latitude / Longitude

36.41786 / -94.07554

Taxes (Annually)

36

Acreage

13.820

Price

\$345,500

Property Website

<https://www.mossyoakproperties.com/property/sugar-creek-13-82-acres-benton-arkansas/23895/>



PROPERTY DESCRIPTION

This 13.82 acre property is located off of Sugar Creek Rd in Rogers, AR. Little Sugar Creek runs year round and is located in the back of the property. Some areas of the property are in a floodplain. Electric is located on the property and rural water is close. This property would be perfect to build the home of your dreams. Seller is willing to offer a \$50,000 credit with acceptable offer for any dirt work a Buyer may desire. Wildlife can be seen on the property as well. Call Chris Hinkle at 620-215-0033 to schedule your showing.

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Rogers, AR / Benton County



Locator Maps



Aerial Maps



LISTING REPRESENTATIVE

For more information contact:



Representative

Chris Hinkle

Mobile

(620) 215-0033

Email

chinkle@mossyoakproperties.com

Address

21088 US Hwy 71 ste 5

City / State / Zip

Pineville, MO 64856

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

Mossy Oak Properties of the Heartland

155-D East Fantinel Drive

Springdale, AR 72762

(479) 527-0326

MossyOakProperties.com

