

**3 Bed 2 Bath, House on Golf Course in  
Horseshoe Bend, AR  
310 W Green Valley  
Horseshoe Bend, AR 72512**

**\$199,000**  
**0.400± Acres**  
**Izard County**



## 3 Bed 2 Bath, House on Golf Course in Horseshoe Bend, AR

### Horseshoe Bend, AR / Izard County

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#### **SUMMARY**

**Address**

310 W Green Valley

**City, State Zip**

Horseshoe Bend, AR 72512

**County**

Izard County

**Type**

Residential Property

**Latitude / Longitude**

36.2295226 / -91.7522275

**Taxes (Annually)**

606

**HOA (Annually)**

178

**Dwelling Square Feet**

1489

**Bedrooms / Bathrooms**

3 / 2

**Acreage**

0.400

**Price**

\$199,000

**Property Website**

<https://www.mossyoakproperties.com/property/3-bed-2-bath-house-on-golf-course-in-horseshoe-bend-ar-izard-arkansas/27902/>



**MORE INFO ONLINE:**

**MossyOakProperties.com**



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#### **PROPERTY DESCRIPTION**

This is a cute, remodeled house sitting on the edge of the Turkey Mountain Golf Course sitting just off hole 13. This home feels new, clean and ready to move into. When you walk out your back door you can see the golf course. This home is sitting on the edge of it! So if you're a golfer, this may be the house for you! This home is on city sewer, has city water, central heat / air, propane tank is rented, granite counter tops and so much more! This home has a sun porch off the back so you can set on your back porch and watch the golf course and the birds! The sellers have taken the garage and turned it into a game area with a bar but if one decided to go back to a garage you would just have to remove the bar.

This home has 2 bedrooms and 2 bath up stairs and on the lower level there is another bedroom but it only has outside access to it and it is heated and cooled with the house. If one would like to add a bath down stairs that should not be too hard with house being on sewer. This area is stunning with it being surrounded by 5 lakes within 10 miles. This is a friendly, down to earth kind of town with its own grocery store, restaurants, bowling alley and more! This area would make a great vacation area or maybe a forever home. This home has 1128 +/- sq ft on the upper/main level and 361 +/- sq ft on the lower level that is heated and cooled! This home will not last! Listed with Mossy Oak Properties Strawberry River Land & Homes, [870-670-5129](tel:870-670-5129) or call Daniel Taylor, listing agent and Owner of the house at [870-291-0000](tel:870-291-0000). Listing agent is the owner of this house. Equal Housing Opportunity. [www.ArkansasLandAndHomes.us](http://www.ArkansasLandAndHomes.us)



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## Locator Maps





3 Bed 2 Bath, House on Golf Course in Horseshoe Bend, AR  
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## Aerial Maps



**3 Bed 2 Bath, House on Golf Course in Horseshoe Bend, AR**  
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**LISTING REPRESENTATIVE**

For more information contact:



**Representative**

Daniel Taylor

**Mobile**

(870) 291-0000

**Office**

(870) 670-5129

**Email**

dtaylor@mossyoakproperties.com

**Address**

401 W Church Street

**City / State / Zip**

Horseshoe Bend, AR 72512

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**NOTES**

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**MORE INFO ONLINE:**

**MossyOakProperties.com**



## 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**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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.



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**Mossy Oak Properties Strawberry River Land and Homes**

**520 N Main**

**Cave City, AR 72521**

**(870) 495-2123**

**MossyOakProperties.com**

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