



36 ROWLETT ROAD
A BARDOMINIUM ON 4± ACRES
FAULKNER COUNTY, AR
\$349,999



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

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36 ROWLETT ROAD

PROPERTY PROFILE

LOCATION:

- 36 Rowlett Road
Greenbrier, AR 72058
- Faulkner County
- 9.9± Miles NE of Greenbrier
- 21.4± Miles NE of Conway
- 16± Miles SW of Greers Ferry Lake
- 50± Miles N of Little Rock

COORDINATES:

- 35.329573, -92.297676

PROPERTY USE:

- Residential
- Mini-Farm

PROPERTY INFORMATION:

- 4± Acres
- 2,800± SqFt Home
 - 5 Bedrooms/3 Full Baths
- 30'x60' Shop
- Back Yard Fire Pit
- Small Stocked Pond
- Solar-Panel Power System

TAX INFORMATION:

- Parcel# 001-05826-000
- 2024: \$1,772



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CALEB DECKER

LAND SPECIALIST

C: 501-206-8403

O: 479-588-1034

cdecker@smalltownproperties.com

5607 Highway 71 South - Cove, AR 71937

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Information is believed to be accurate but not guaranteed.

WELCOME TO 36 ROWLETT ROAD

WELCOME HOME TO 36 ROWLETT ROAD IN FAULKNER COUNTY, ARKANSAS. A barndominium with five bedrooms, three full baths, and a little over 2,800 square feet is set on 4± acres about ten miles northeast of Greenbrier. A 30' × 60' shop and a solar array on the roof will convey with the property.

The barndominium was built the practical way: steel outside, finished living space inside. The great room runs up to a vaulted ceiling with exposed beams, and the flooring and paint are new as of September 2026. Five bedrooms are hard to find here at any price, and the open kitchen/great room under those beams is the part people remember after they leave.

The shop is the other half of the story, consisting of 1,800± square feet, a concrete floor, overhead doors at both ends, full overhead lighting, and a finished, paneled room inside it. That's the kind of building most folks end up adding later at considerable expense, and it's already here.



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MORE ABOUT 36 ROWLETT ROAD

A few other things that matter more out here than they do in town:

- Fiber internet. If you work from home, this is a real option and not a compromise.
- The solar system conveys.
- Two HVAC units. One was replaced when the solar went in; the other is original to the build.
- Septic pumped and serviced in July 2026.

Outside, the land gives you a mowed yard running back to the tree line, a small pond, a covered pavilion, a hot tub that remains, and a fire pit that's clearly seen some use. Room for a garden, livestock, chickens, or open ground to use as you see fit.

You're roughly 25 minutes to Conway and close enough to Greers Ferry to make a weeknight trip worth the drive.

Here's what it comes down to: compare this to what new construction in town gets you on a small lot, then come look at everything this property offers before somebody else does the math!

**Contact Caleb Decker today to schedule a private
tour and experience #TheSmallTownWay!**



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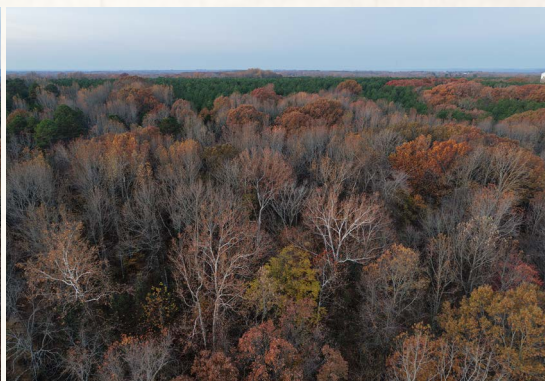
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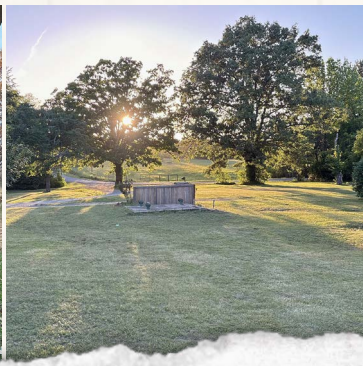
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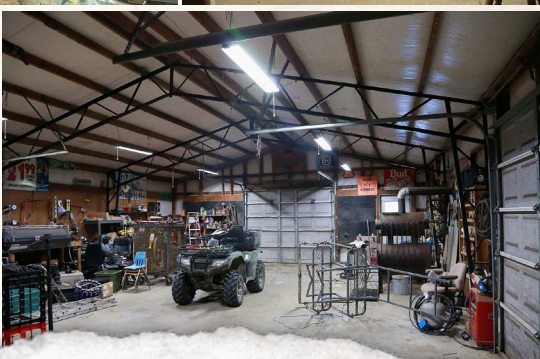
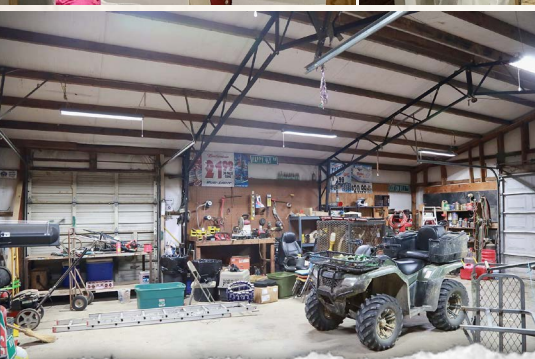
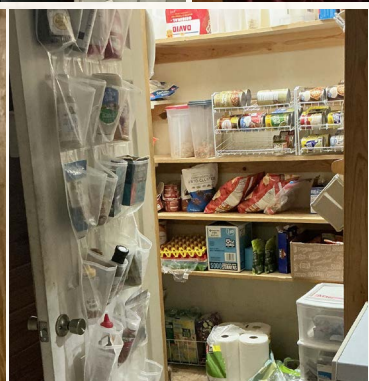
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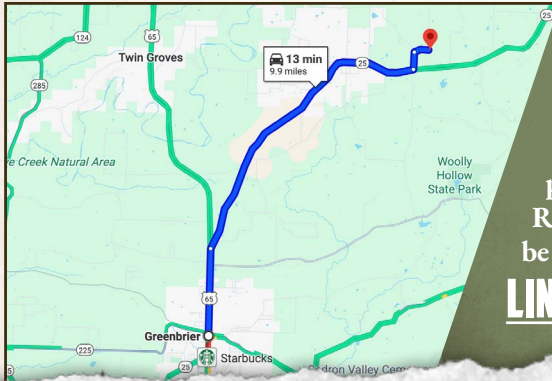
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land **id.** LINK



Directions From Greenbrier, AR:
Travel 2 miles north on US-65 N/N
Broadview Street. Make a slight right
on AR-25 N and continue 7.2 miles.
Turn left on Mill Bridge Road and
proceed 0.4 miles. Turn right on Rowlett
Road and in 0.3 miles, the destination will
be on the right.

LINK TO GOOGLE MAP DIRECTIONS



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