



SMALLTOWN

HUNTING PROPERTIES
& REAL ESTATESM

**A HOME ON 4± ACRES
FAULKNER COUNTY, AR**
\$359,000



OFFICE (479) 588-1034 | WWW.SMALLTOWNPROPERTIES.COM

THE FAULKNER 4

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:

- 4.0± 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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TOM FOOSHEE

LAND SPECIALIST

C: 501-514-1109

O: 479-588-1034

tom@smalltownproperties.com

5607 Hwy 71 S - Cove, AR 71937

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Information is believed to be accurate but not guaranteed.

WELCOME TO THE FAULKNER 4

WELCOME TO "THE FAULKNER 4," A PEACEFUL MINI-FARM RETREAT LOCATED APPROXIMATELY TEN MILES NORTHEAST OF GREENBRIER, ARKANSAS. Set on 4± acres is a spacious home featuring five bedrooms and three full bathrooms, offering over 2,800 square feet of comfortable living space. The property includes a large 30' x 60' shop, ideal for hobbies, storage, or a home business, and a small pond that adds to the charm and tranquility of the setting. Additionally, you will find a fantastic backyard fire pit, perfect for relaxing evenings under the stars or gathering with friends and family.

The Faulkner 4 is ideal for those seeking a blend of country living and modern convenience, with plenty of room for gardening, animals, or simply enjoying the open space. While you'll appreciate the privacy and serenity, you're still just 16 miles from recreational opportunities at Greers Ferry Lake.

If you're looking for a place to put down roots and enjoy the best of rural Arkansas, the Faulkner 4 is ready to welcome you home.

Contact Tom Fooshee today to schedule a private tour and experience #TheSmallTownWay!



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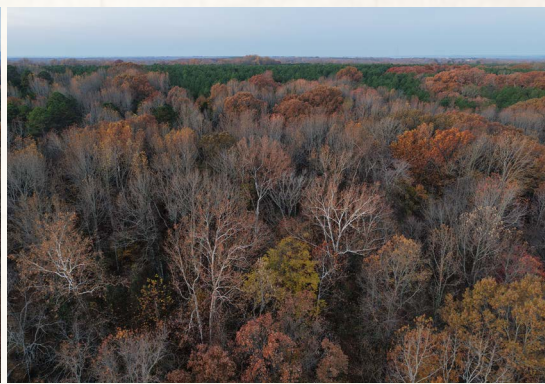
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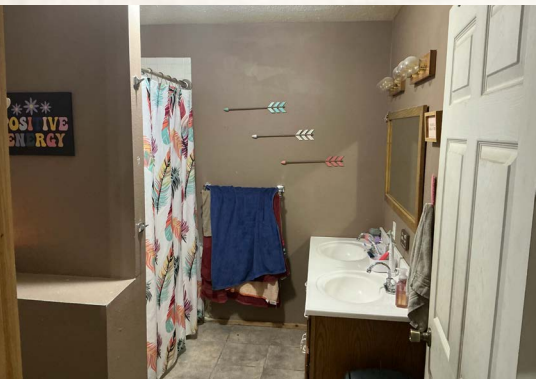
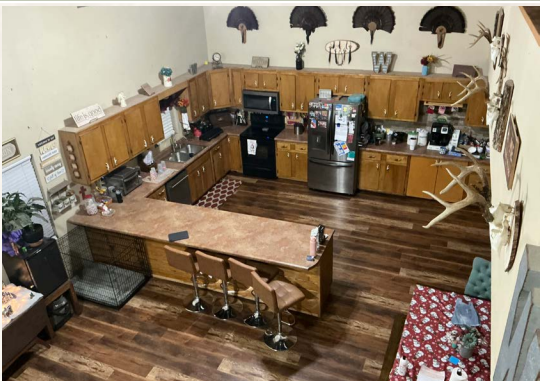
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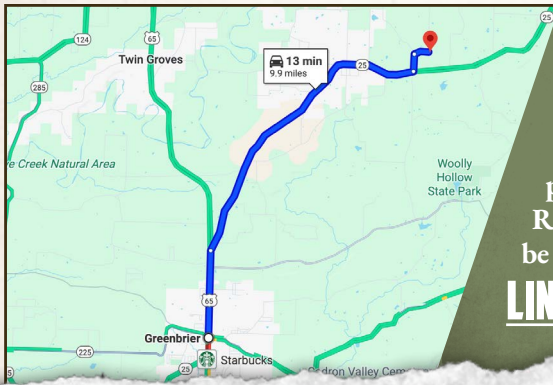
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land **id.** **LINK**



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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