

06/07/2024 11:06 AM



Schedule a Showing

Address: 84 Montanoso Way

List Agent: Larry Barrentine
 Cell: 501-762-2965
List Office: America's Best Realty
 Ofc: 501-231-2359
Co-Agent:
Calculated \$/Acre: \$16,216.22
Appx. Acreage: 0.37
Appx Lot Size: 15,936
Legal: Block 3 Lot 10 Miguel Sub Div

VACANT LAND LISTING DETAIL	
MLS #: 24019717	Area: 163
Status: New Listing	HOT SPRINGS VILLAGE (FOUNTAIN LAKE SD)
Type: Subdivision Lot	List Price: \$6,000
City: Hot Springs Village	Orig. Price: \$6,000
Inside City Limits? Yes	Sale/Rent: For Sale
Subdivision: Miguel	Per Acre Price \$:
Neighborhood:	Per FFt Price \$:
Virtual Tour:	To Show Call:
Add. Unbranded	

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

In-House #:	Sub Agent Comp:	0
Market Time: 2	Buyers Agent Comp:	5
County: Saline	Will Subd:	No
Zip: 71909-0000	Entered Twice:	No
Zoning:	Listing Svcs:	1. Full Service
Owner Name:	Owner ID#:	
Owner	Foreclosure (REO):	
	Short Sale?:	NO

FEATURES	
Owner/Agent Disclosure Listing Agent/Broker is neither owner nor of any relation to owner	POSSESSION At Closing
AREA AMENITIES Swimming Pool(s), Tennis Court(s), Playground, Clubhouse, Security, Picnic Area, Mandatory Fee, Golf Course, Fitness/Bike Trail, Gated Entrance	RESTRICTIONS Mobiles Not Allowed
DOCUMENTS ON FILE Legal Description	ROAD FRONTAGE City Street
DOCUMENTS ONLINE Legal Description	ROAD SURFACE Paved
FINANCING (NEW) New Loan-Conventional	SHOWING INSTRUCTIONS Show Anytime-Registr w/LO
LISTING TYPE Exclusive Right-To-Sell	TRANSPORTATION None
LOT Level, In Subdivision	UTILITIES Sewer-Public, Water-Public, Elec-Municipal (+Entergy), TV-Cable

FINANCIAL	ACRES
Assn/Condo Fee: 50.00	# Pasture Acres:
Annual Taxes: 8.90	# Cultivation Acres:
Frequency: Monthly	# Timber Acres:
Annual SI Tax:	

PUBLIC REMARKS

Great building lot on the Eastern side of Hot Springs Village. Enjoy all of the amenities available in the village. Price to sell at \$6,000. Warranty Deed at closing.

DIRECTIONS

Take Desoto To Minorca Road then turn left on Montanoso Way.

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