

3br (12002 USD)



Location **Arkansas**
<https://www.genclassifieds.com/x-676255-z>

NOTE: This property is still available for some Razorback games! Please inquire for your specific dates. We've earned a perfect feedback score on VRBO--35 five-star reviews so far! Sorry, we are already booked for Bikes, Blues and BBQ both for 2015 and 2016.

Rate quote available on VRBO.com. Just do a search for property number 404491.

Once a quaint little farmhouse, built in 1952, this lovely bungalow was a country home with wood clapboard siding on a property of over 100 acres. It now sits placidly on 5 pastoral acres, secluded and serene. It is within city limits but it feels like the country. The home has an updated Mediterranean look, with stucco, stone, a cupola and arches. Peacefully poised amid tall oak trees, the little house is colorful, comfortable, clean, and cozy!

Convenient to many events and locations in northwest Arkansas: BBB (Bikes, Blues & BBQ), Razorback games, University of Arkansas graduation, golf tournaments, Joe Martin Stage Race, Northwest Arkansas Naturals games, Botanical Garden of the Ozarks, War Eagle Mill Craft Fair, Crystal Bridges, Walton Arts Center concerts and shows, Eureka Springs, Devil's Den State Park, Hobbs State Park, Prairie Grove Battlefield, Lake Fayetteville, Lake Wedington, Beaver Lake, White River, Bob Kidd Lake, Mount Sequoyah, Blessings at Clear Creek Golf Course, Brush Creek Golf Course, Shiloh Museum of Ozark History, Tontitown Historical Museum, Orphan Train Riders Museum, Puppy Creek Golf, Springdale Country Club, Fayetteville Country Club, Arts Center of The Ozarks, Vene's Native American Art Gallery,

Arkansas and Missouri Railroad, Jones Center for Families, Shadow Valley Country Club, Arkansas Air Museum, University of Arkansas Discovery Center, Stonehenge, Ozark Folk Center, Paradise Valley, Arkansas, Clinton House Museum, Little Rock Museum, The Adair House, The Adventure Center, Eureka Springs, The Center for the Performing Arts, The Military Museum, The Razorback, The University of Arkansas, The Arkansas Farm, The Center for the Performing Arts, The House of the Future, The Winery, Old Main, Dickson Street, Fayetteville Farmers Market, Fayetteville Square, Walmart Museum, Rogers Historical Museum, Prairie Creek Country Club, Hot Springs Golf Club, Pinnacle Country Club, Daisy Airgun Museum, War Eagle Cavern, Lake Atalanta, Peel Mansion Museum, Wild Wilderness Drive, Turu Safari, and many others!

The interior of the home has been completely modernized with new, green and energy efficient materials and appliances.



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There are three bedrooms in the home. All three have queen size beds. (Two memory foam, one pillowtop.) There is also a queen size sleeper sofa in the living room, so the home can accommodate up to 8 guests total. There are two full bathrooms and a washer and dryer for your convenience. The great room is divided into a living area, dining area and small corner office space. The kitchen is fully equipped with cookware, dinnerware, utensils, and a small selection of commonly used condiments for your convenience.

The living room has a 42" LCD TV with Dish Network and DVR for your pleasure! Watch the game, record your favorite TV shows, or enjoy one of the many DVD's in the video library. We've provided a Wii system and a couple of games for your kids, or use the Wii Fit to make up for missing your workout! There is a small stereo and some CD's for your use, as well as a small collection of books, if you just want to chill and enjoy the quietude.

Overall size of the home is 1200 square feet (heated/cooled area). The rooms, while small, are comfortable. The term most guests have used to describe it is 'cozy'.

If you have allergies, you'll be pleased to know that the home has all wood and tile floors, with few area rugs. Pets are not allowed and there is no smoking allowed in the house or on the property.

The front of the house has a small porch with rocking chairs, so that you can sit outside and appreciate the views. Bordering the backyard is a wooded area, which lends a touch of privacy. There is a stone patio in the backyard, with a canopy/gazebo and patio furniture. A charcoal barbecue grill, with charcoal and lighter fluid, is provided, and we hope to have a portable fire pit soon.

Whether you're visiting short term or long term, you'll find this home 'just right'. Sit on the front porch in the evening and you might see one of the red tail hawks that live on the property. Or, maybe the pair of owls that visit frequently. Coyotes and raccoons, and an occasional armadillo or roadrunner can also be seen as the sun dips down on the horizon.

The owner's home is next door, in case you should need anything to make your stay more enjoyable. Please note that our vacation rental is not suited for parties or large gatherings, due to the proximity to our own home. If you are looking for a peaceful place to stay, this is it. If you are looking for a gathering place for a group of more than 8 people, I'm sorry, but we cannot accommodate your group.

In addition to the one-car garage with garage door opener (which has a handy keypad entry), there is a parking area in front of the house, just beyond the trees. If you're concerned about privacy, there is rarely traffic on the dead end road (which is a private drive). In addition, the main house has a driveway sensor, so the owner is aware when vehicles arrive and depart.

All items in the bungalow are inventoried. When you make your reservation, you will be sent a contract, house rules, and a partial list of items/amenities provided for your use (so that you don't have to bring the kitchen sink with you!).

The maximum allowable number of guests is 8 (rate quoted is for up to 6). There are 3 regular queen beds (2 tempurpedic, 1 pillow top) and a queen sleeper sofa. We also provide two rollaway beds, in the event one or two of the guests prefer not to share a bed. (These are great for children.) Groups exceeding 8 guests (including their visitors) are not allowed.

Keywords: cottage, farmhouse, casita, guest house, ranch, country house, vacation rental, vacation home, bungalow, country home, country house, farm home, new home, vacation property, rural home, pastoral