

## Residential

## Price Change



**Address:** 3005 Westmoreland  
**City:** Mena  
**County:** Polk  
**Zip:** 71953

### PROPERTY DETAIL

<b>List Price:</b> \$130,000	
<b>MLS #:</b> <a href="#">10192841</a>	
<b>Class:</b> Residential	
<b>Type:</b> Detached	<b>Annual Taxes:</b> 785.51
<b># Beds:</b> 3	<b>Annual SI Tax:</b>
<b>Baths:</b> 3 / 0	<b>Source of SF:</b> Courthouse
<b>Appx SQFT:</b> 1848	
<b>Stories:</b> One Story	
<b>Appx Year Built:</b> 1980	<b>UNNO:</b> No
<b>Appx Lot Size:</b> 400 x 150	<b>Appx Acres:</b> 1.38
<b>Subdivision:</b> Westmoreland Heights	
<b>Legal:</b> Lots 1-8 Westmorelan...	<b>Will Subdivide:</b> No
<b>Area:</b> 300	<b>Entered Twice:</b> No

**Directions:** Hwy 375 E, Right on Westmoreland, second house after the curve on the left

### ROOM DESCRIPTIONS

<b>LR:</b> 14'5x33'1	<b>MBR:</b> 13'5 x 21'
<b>DR:</b> 14'5 x10'8	<b>BR2:</b> 14'2 x11'9
<b>BK:</b>	<b>BR3:</b> 12' x 12'
<b>KIT:</b> 14'5 x 9'3	<b>BR4:</b>
<b>DEN:</b>	<b>BR5:</b>

### SCHOOLS

**ELEM:** Mena  
**MIDD:** Mena  
**JR HIGH:**  
**SR HIGH:** Mena

### LISTING INFORMATION

**Possession:** Negotiable, Subject to Tenancy  
**Warranty:** As-Is, Prsnt Cnd at Clsng  
**Assn/Condo Fee:**  
**Frequency:** None

### PROPERTY FEATURES

<b>BEDROOMS</b>	<b>Master Bedroom Apart, All Bedrooms Down, 3 Bedrooms Same Level</b>	<b>INTERIORS</b>	<b>Washer Connection, Dryer Connection-Electric, Water Heater-Electric, Ceiling Fan(s), Walk-in Shower, Breakfast Bar</b>
<b>DINING</b>	<b>Kitchen/Dining Combo</b>	<b>KITCHEN</b>	<b>Free-Standing Stove, Electric Range, Dishwasher, Disposal, Pantry, Refrigerator-Stays</b>
<b>DOCS ON FILE</b>	<b>Legal Description</b>	<b>EQUIPMENT</b>	<b>Sloped, Level, Cleared, In Subdivision</b>
<b>EXTERIOR</b>	<b>Frame</b>	<b>LOT</b>	<b>Laundry</b>
<b>EXT. FEATURES</b>	<b>Patio, Deck, Partially Fenced, Inground Pool, Guttering, Wood Fence</b>	<b>OTHER ROOMS</b>	<b>Laundry</b>
<b>FIREPLACE</b>	<b>Woodburning-Site-Built</b>	<b>ROAD SURFACE</b>	<b>Paved</b>
<b>FLOORS</b>	<b>Carpet, Vinyl</b>	<b>ROOF</b>	<b>Composition</b>
<b>FOUNDATION</b>	<b>Slab</b>	<b>UTILITIES</b>	<b>Septic, Water-Public, Elec-Municipal (+Entergy), Telephone-Private</b>
<b>PARKING</b>	<b>Garage, Three Car, Detached</b>	<b>WALLS/CEILING</b>	<b>Sheet Rock, Sheet Rock Ceiling</b>
<b>HEATING &amp; AIR</b>	<b>Central Cool-Electric, Central Heat-Electric</b>	<b>BASEMENT</b>	<b>None</b>

### PUBLIC REMARKS

Your fireplace could be the focus of the indoor entertaining. Centrally located between the dining and living room, can be seen from both sides. Take the entertainment outside to the patio, or the deck that wraps around your pool. With a little over an acre you can have all kinds of outdoor fun. Let the games begin. Detached 3 car garage with a shop. Large utility room equipped with pantry. Relax at the end of the day in the sunken tub of the spacious master suite. Agents see remarks.

**SP:**  
**LAG:** Diana Dugan

**MT:** 151  
**LO:** Vision Realty

**CLSD:**

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