


## LISTING DETAIL



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MLS # **19013605**  
 Status **New Listing**  
 Area **101**  
 Price **\$307,500**  
 Address **1405 Gardenia**  
 Subdivision **Catherine Place**  
 City **Conway**  
 County **Faulkner**  
 Zip **72034**

Mapping Link 

**Virtual Tour:**

**Add. Unbranded Video:**

### GENERAL

Beds	<b>5</b>	Approx Acreage	<b>0.35</b>	Directions	<b>At Dave Ward Drive, turn on Nutter Chapel Rd. Left into 2nd entrance of Catherine Place. Right on TJ Drive. Right on Grummer. House will be on the right!</b>
Full Baths	<b>4</b>	Elm School			
Half Baths	<b>0</b>	Mid School			
Apx SQFT	<b>2748</b>	Jr High			
SOURCE OF SF	<b>Plans &amp; Specs</b>	High Sch			
Apx YRB	<b>2010</b>	Days On Market	<b>2</b>		
Apx Lot Sz	<b>.35</b>				

### FEATURES

Owner/Agent	<b>Listing Agent/Broker is neither owner nor of any relation to owner</b>	LOT	<b>Level, In Subdivision</b>
Disclosure		INTERIORS	<b>Washer Connection, Dryer Connection-Electric, Water Heater-Gas, Whirlpool/Hot Tub/Spa, Smoke Detector(s), Window Treatments, Floored Attic, Walk-In Closet(s), Ceiling Fan(s), Walk-in Shower, Breakfast Bar</b>
Bedrooms	<b>Master Bedroom/Main Lv, Master Bedroom Apart, 4 Bedrooms Same Level</b>		
Energy Features	<b>Insulated Windows, Insulated Doors</b>	OTHER ROOMS	<b>Great Room, Laundry</b>
Dining	<b>Separate Dining Room, Eat-In Kitchen, Breakfast Bar</b>	POSSESSION	<b>Negotiable</b>
EXTERIOR	<b>Brick, Metal/Vinyl Siding</b>	RESTRICTIONS	<b>Covenants</b>
EXT. FEATURES	<b>Screened Porch, Porch, Fully Fenced, Guttering, Lawn Sprinkler, Wood Fence</b>	ROAD SURFACE	<b>Paved</b>
FIREPLACE	<b>Gas Logs Present</b>	ROOF	<b>Architectural Shingle</b>
FLOORS	<b>Carpet, Wood, Tile</b>	STORIES	<b>1.5 Story</b>
FOUNDATION	<b>Slab</b>	STYLE	<b>Traditional</b>
PARKING	<b>Garage, Two Car, Auto Door Opener</b>	UTILITIES	<b>Sewer-Public, Water-Public, Elec-Municipal (+Entergy), Gas -Natural, TV-Cable, All Underground</b>
HEAT & AIR	<b>Central Cool-Electric, Central Heat-Gas</b>	WARRANTY	<b>3rd Party Home Warranty</b>

### REMARKS

Awesome floor plan with 5 Bedrooms and 4 Baths in SW Conway!! Three of the baths are private to bedrooms! Lots of hardwood floors with tile in wet areas. Granite counter tops with SS appliances in kitchen. Tiled shower and jetted tub in master bath. Enjoy the outdoors with the covered/screened in patio! Nicely landscaped yard with full sprinkler system. New roof in 2019. One bedroom and bath upstairs with separate HVAC unit! Seller will provide a First American 1 year Home Warranty!



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