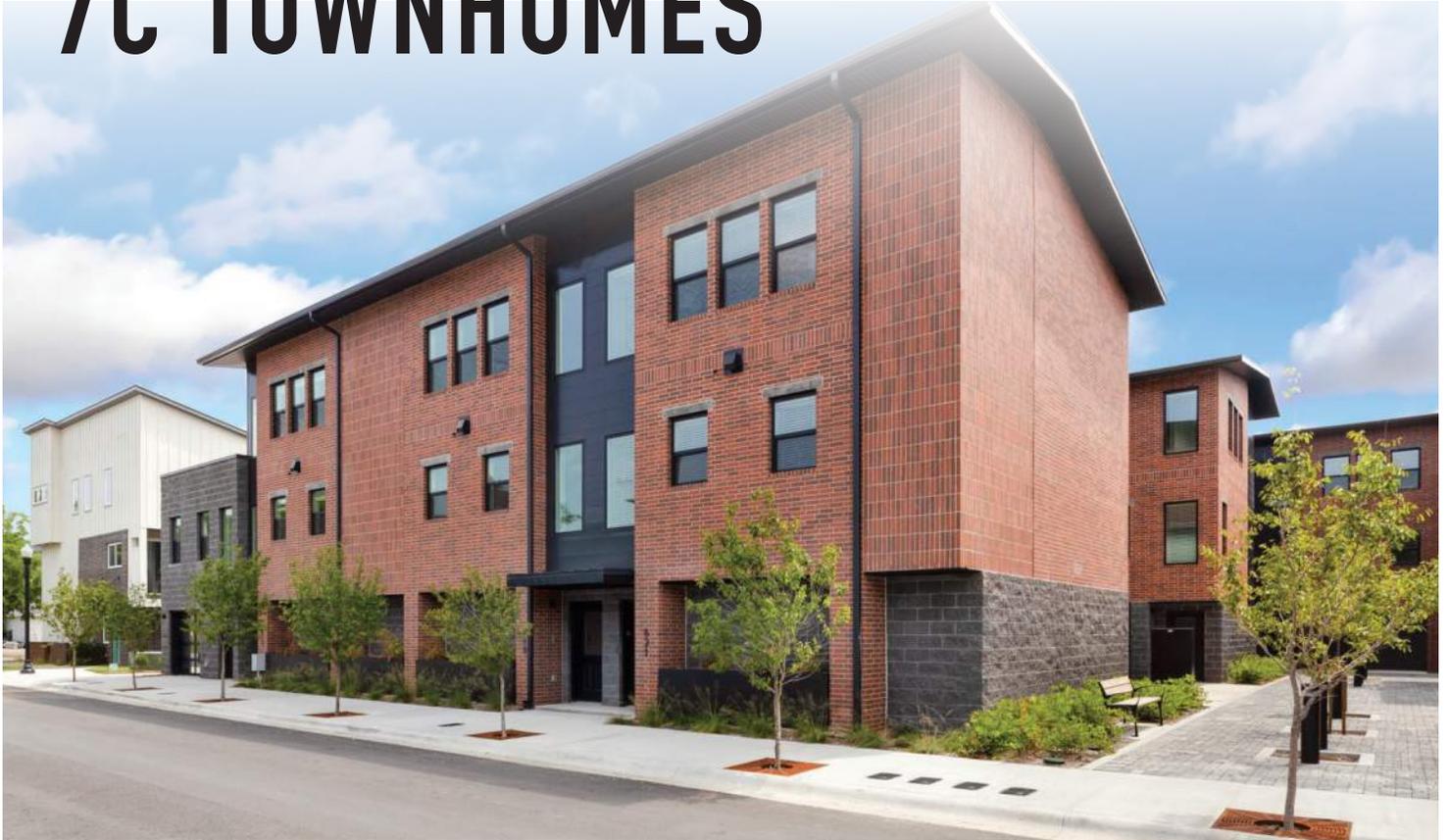


7C TOWNHOMES



Located at the corner of SW C
and SW 7th St in Downtown
Bentonville

TYPE A STARTING AT

\$599,900 per unit

1,361 Sq Ft
2 Bedroom, 3 Bathroom

TYPE B STARTING AT

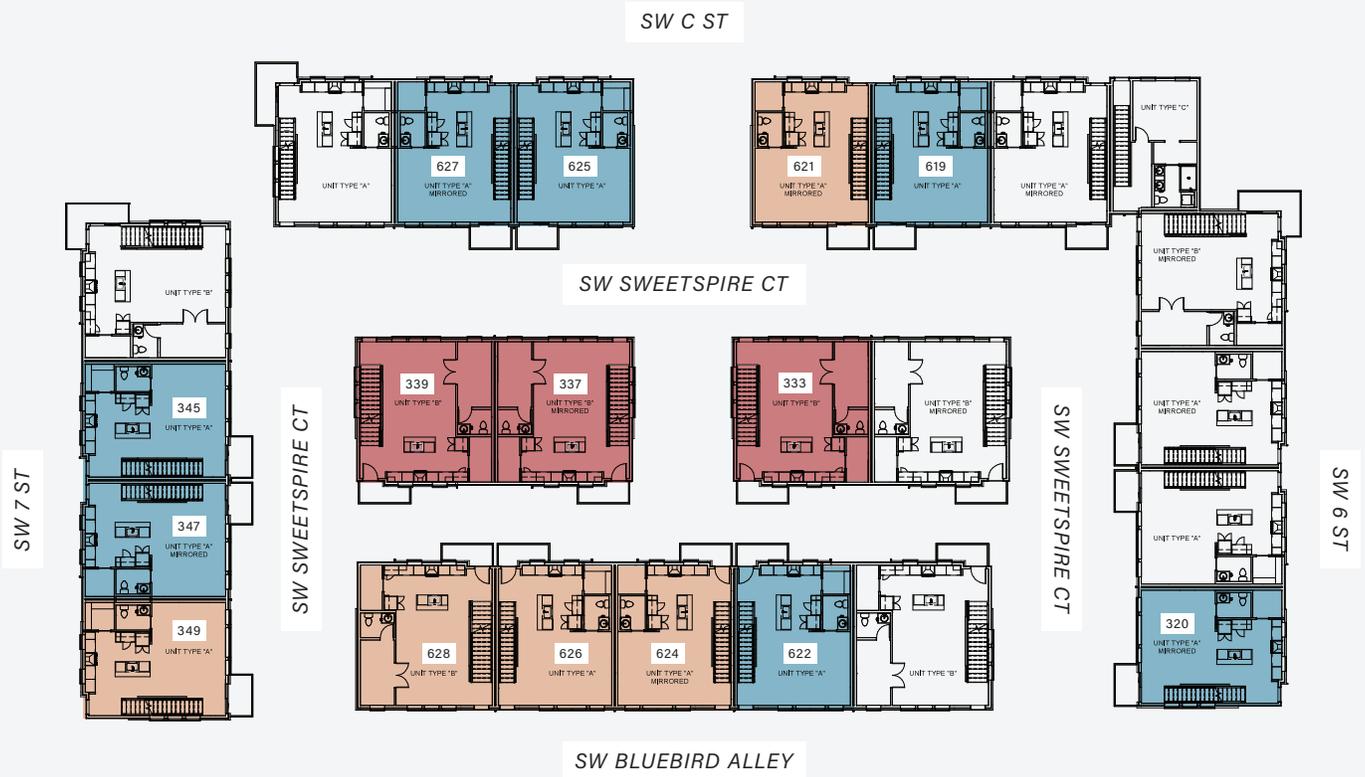
\$699,900 per unit

1,467 Sq Ft
2 Bedroom, 3 Bathroom + Office

Location Benefits

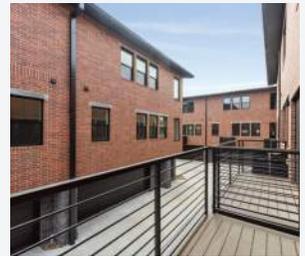
- 5 minute walk to Downtown Bentonville
 - Pedaler's Pub, The Hub, 8th St. Market, Momentary, Public Library
 - Crystal Bridges nearby
-

SITEPLAN



TYPE A = 2 BED / 3 BATH TYPE B = 2 BED / 3 BATH + OFFICE AIR BNB = AIR BNB

EXTERIOR



FEATURES

Ten-minute walk to Bentonville Square, 8th St Market, The Momentary, Walmart Home Office, and Crystal Bridges. These lavish townhomes have 3 stories with a spacious open-concept layout. Perfect for the inspired, the kitchen includes custom soft-close cabinets and an enormous walk-in pantry. Before heading upstairs, discover the patio for a delightful oasis. Both bedrooms are upstairs with an en suite bathroom for privacy and convenience.



Private Patio

Quartz Countertops

Soft-close Cabinets

Tile Shower & Tub Surrounds
with Glass Doors

Engineered Hardwood Flooring

Walk-in Closets

Attached 2 Car Garage

Walk-in Kitchen Pantry

Intrusion Alarm

Video Doorbell

Keyless Entry

Sonos Speaker System (Equipped)

Premium Stainless Appliance
Package (Dishwasher, Range,
Microwave)

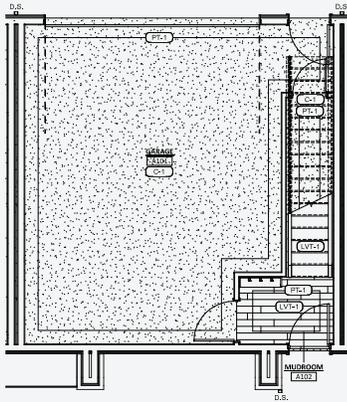
Intentional Outdoor Community

7C HOME OWNERS ASSOCIATION

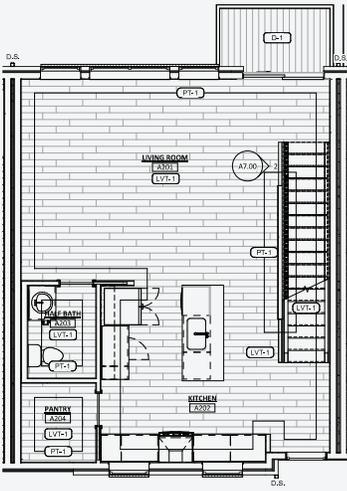
Each of these townhomes is part of the larger 7C Townhomes community! The HOA is responsible for:

- Setting and enforcing rules to protect property values and ensure the community is well-kept and organized.
- Exterior building maintenance and repairs (roofing, siding, brick, etc.)
- Landscaping maintenance
- Community area furniture and lighting
- Building "Shell" Insurance (allows the owner to reduce their own insurance costs to cover contents and interior improvements only)
- HOA shared utilities (water, electric)
- Trash service

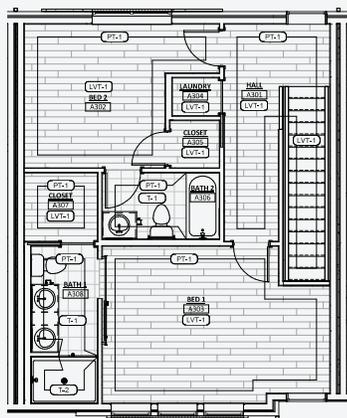
FLOORPLAN TYPE A



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR



2 BED



3 BATH



1,361 SF



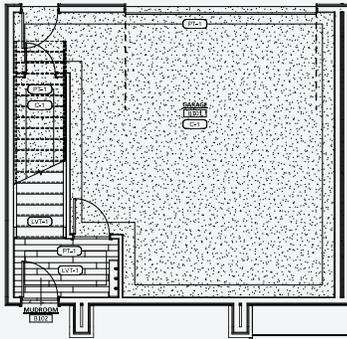
\$599,900



FLOORPLAN TYPE A - INTERIOR



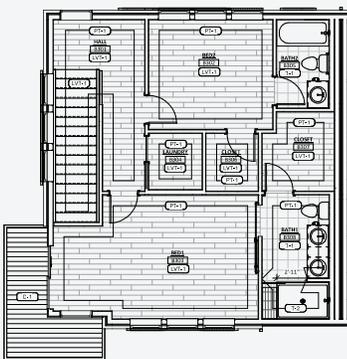
FLOORPLAN TYPE B



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR


2 BED
+ OFFICE


3 BATH


1,467 SF


\$699,900

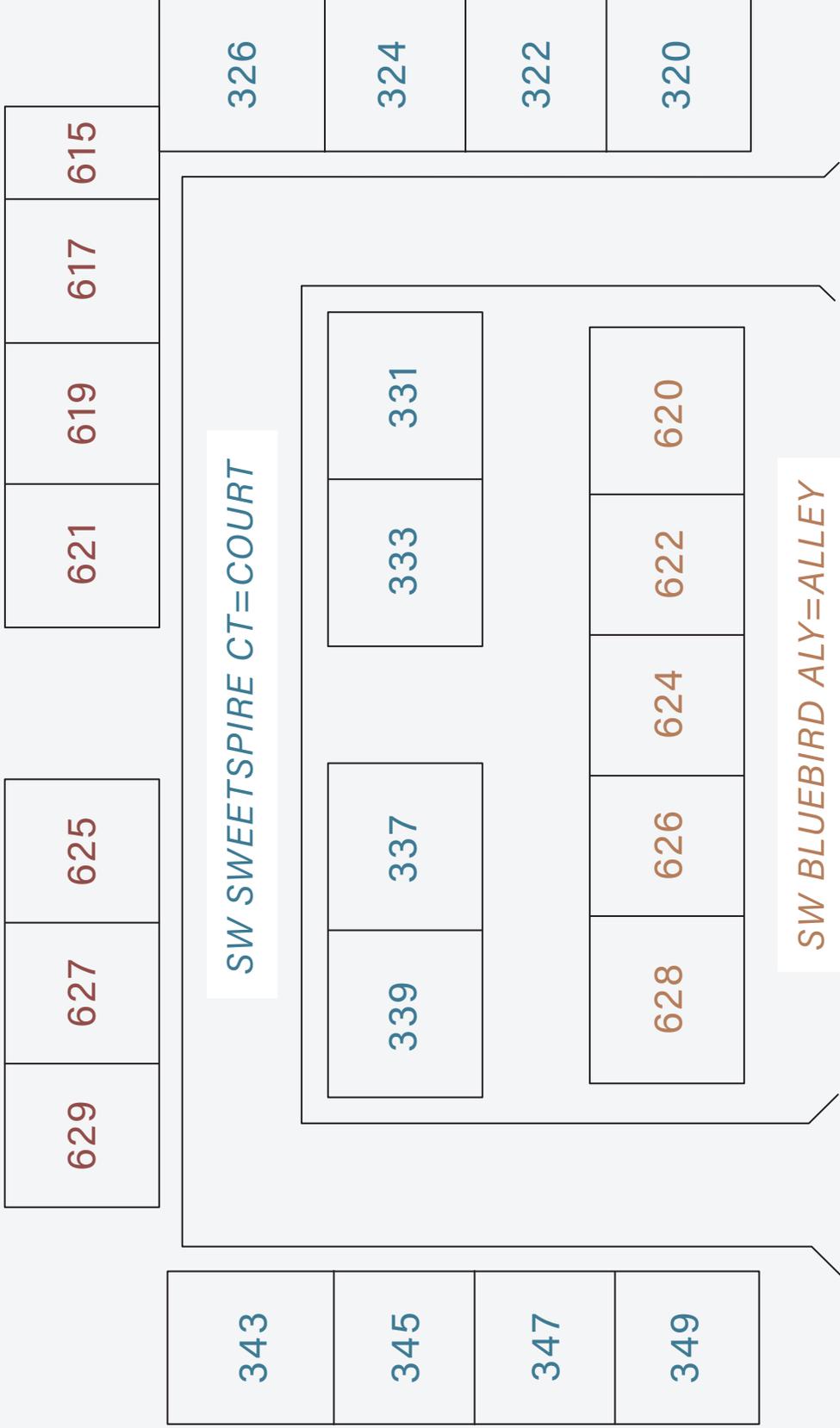


FLOORPLAN TYPE B - INTERIOR



7C TOWNHOMES LAYOUT

SW C ST



SW 7TH ST