



\$ 824,800



124 Sylvan Shores Dr, Edgemont, AR 72044

- » Beds: 3 | Baths: 3 Full
- » MLS #: 26016603
- » Single Family | 2,675 ft<sup>2</sup> | Lot: 34,848 ft<sup>2</sup> (0.8 acres)
- » More Info: [124SylvanShoresDrEdgemont.IsForSale.com](https://www.landrylakerealty.com/124SylvanShoresDrEdgemont.IsForSale.com)



Tammy Landry  
(501) 412-0182 (Mobile)  
(501) 884-4663 (Office)  
[tammy@landrylakerealty.com](mailto:tammy@landrylakerealty.com)  
[www.landrylakerealty.com](http://www.landrylakerealty.com)



Landry Greers Ferry Lake Realty LLC.  
112 Dave Creek Parkway  
Fairfield Bay, AR 72088  
(501) 884-4663

#### Remarks

Wake up to sparkling lake views and embrace the ease of true waterfront living in this beautifully updated retreat. A gentle slope leads you to your own pebble beach shoreline-perfect for pulling up your boat, skipping stones, or watching kids play safely at the water's edge. With several marinas less than 10 minutes away, days on the lake are always within easy reach. Designed with both comfort and entertaining in mind, the screened-in porch offers a serene space for lakeside dining, morning coffee, or evening sunsets, while the expansive deck provides the perfect setting for gatherings with family and friends. Inside, the chef's kitchen is a true centerpiece, featuring custom cabinetry, upgraded appliances, and convenient pull-out drawers and shelving that make hosting effortless. Extensively upgraded, this home feels like new with updated HVAC, new ductwork, and spray foam insulation for efficiency and comfort. Guest bedrooms each feature their own mini-split systems, ensuring personalized climate control. A heated and cooled workshop adds incredible versatility for hobbies, storage, or projects. This is more than a home-it's a lifestyle. See all upgrades in document files.

