

347 Big Trout
Mammoth Spring, AR 72554



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MLS# SOM60328022



\$415,000

2 Bedrooms | 2 Bathrooms | 960 Sqft

Spring River Front Retreat | Gated Community | 1.13 Acres | Turnkey Opportunity Experience the beauty of the Ozarks from this exceptional Spring River front retreat on 1.13 beautifully landscaped acres in a private gated community. Tucked away at the end of a quiet dead-end road, this 2-bedroom, 2-bath home offers privacy, stunning river views, and direct access to one of Arkansas' premier trout streams. The open floor plan features quartz countertops, stainless steel appliances, a spacious breakfast bar, dining area, and an inviting living room highlighted by a floor-to-ceiling stone fireplace with an electric insert. An expansive screened porch overlooks the river, creating the perfect space to relax, entertain, watch wildlife, or enjoy the peaceful sounds of the water. A nearby full bath and poured concrete patio make outdoor gatherings easy. Walk down to the crystal-clear Spring River for trout fishing, kayaking, canoeing, floating, or simply enjoying the riverfront setting. Frequent visitors include deer, wild turkey, countless songbirds, and bald eagles. Additional amenities include high-speed internet, a private well, beautifully maintained landscaping, and an oversized garage with tall ceilings and plenty of room for vehicles, boats, kayaks, fishing gear, or a workshop. The home may also be purchased fully furnished with an acceptable offer,



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