

OZARK MOUNTAINS HUNTING PROPERTY LAMAR, ARKANSAS POPE COUNTY, AR 40+/- ACRES

PRESENTED BY



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OZARK MOUNTAINS HUNTING PROPERTY

PROPERTY SUMMARY

OVERVIEW:	This 40-acre tract is the perfect combination for the outdoorsman, offering convenience, a proven history of large buck and turkey harvesting, access to electricity, bug-out potential, and beautiful mountain views. Only 20 minutes from Interstate 40 in Pope County, Arkansas, the entire property is usable, with a mix of flat and gently sloped terrain. Recent improvements include new interior roads for easy access, cleared areas for food plots, and a newly installed pond to provide a year-round water source.		
	For more information or to schedule a tour, contact us today!		
KEY FEATURES:	 40 acres of recreational land Healthy deer and turkey population Off-grid living or bug-out potential Electricity accessible County road frontage (Ross Hollow Rd) Mountain views Mix of flat and gently sloped terrain Newly cleared interior roads and food plot areas Newly installed pond 		
LOCATION:	This property is located behind a locked gate, approx. 1.5 miles west of Humnoke and approx. 1 mile north of Allport.		
TAXES:	Estimated taxes are \$79.80 in 2024.		
OFFERING PRICE:	The offering price for this property is \$160,000.		

Disclaimer Statement

<u>Any/all information provided by Holmes Real Estate is intended for reference only and it's accuracy is not guaranteed. This listing is subject to errors, omissions or change without notice.</u>

AERIAL MAP

Pope.Helton.40 Pope County, Arkansas, 40 AC +/-

HOKAES



D Boundary

2770 Main St. Ste 288, Frisco, TX 75033



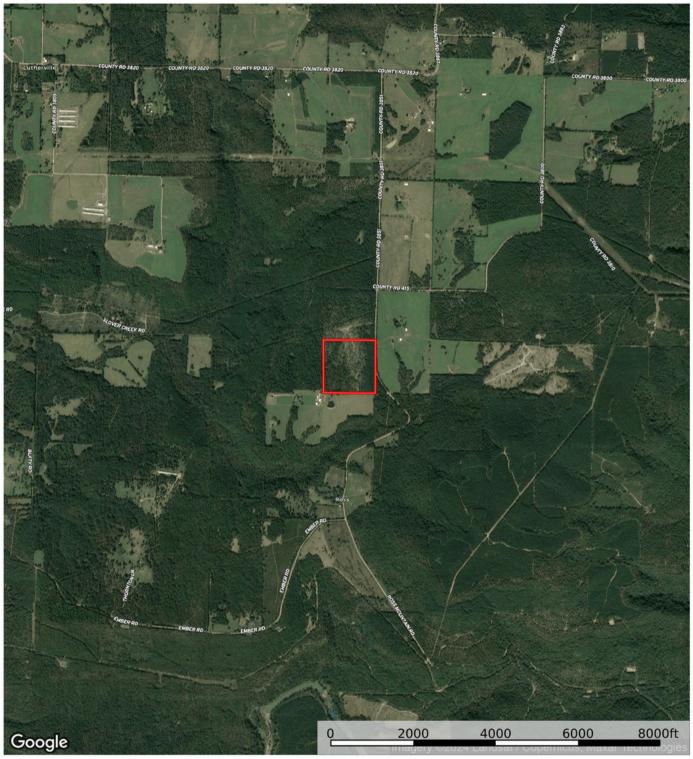
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AERIAL MAP

Pope.Helton.40

Pope County, Arkansas, 40 AC +/-

HOKAES

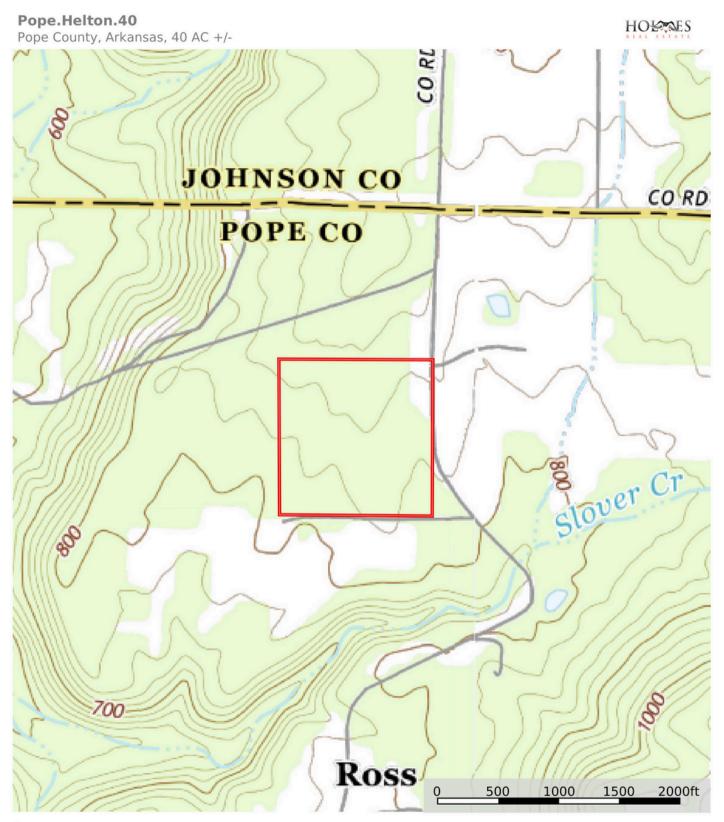


D Boundary



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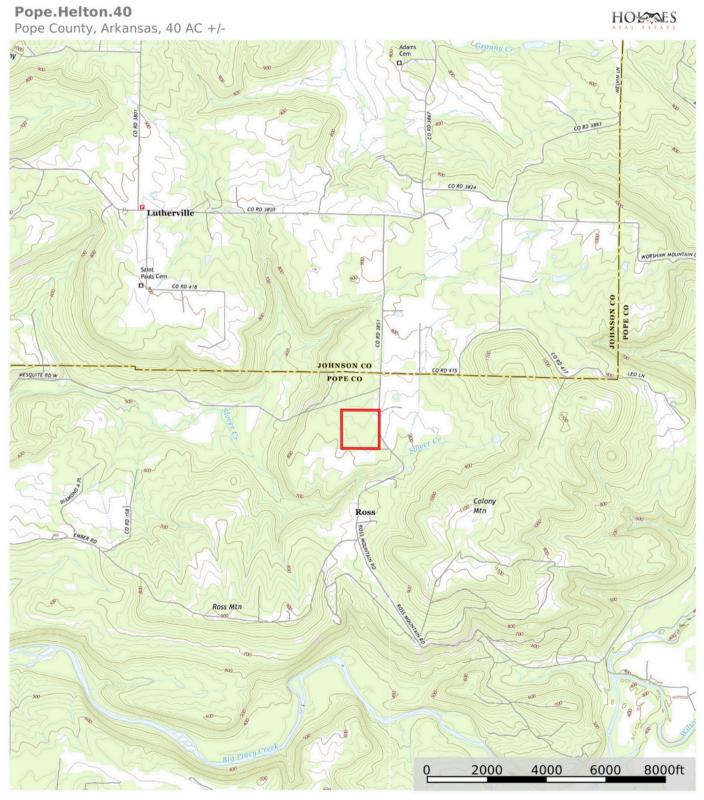
TOPOGRAPHY MAP



D Boundary



TOPOGRAPHY MAP



D Boundary



















































COMMENTS & NOTES



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