

Crosses 20
Madison 4095
Crosses, AR 72727

\$60,000
20 +/- acres
Arkansas County



Crosses 20
Crosses, AR / Arkansas County

SUMMARY

Address

Madison 4095

City, State Zip

Crosses, AR 72727

County

Arkansas County

Type

Recreational Land

Latitude / Longitude

35.846148 / -93.922724

Taxes (Annually)

25

Acreage

20

Price

\$60,000

Property Website

<https://www.mossyoakproperties.com/property/crosses-20-arkansas-arkansas/23848/>



Crosses 20

Crosses, AR / Arkansas County

PROPERTY DESCRIPTION

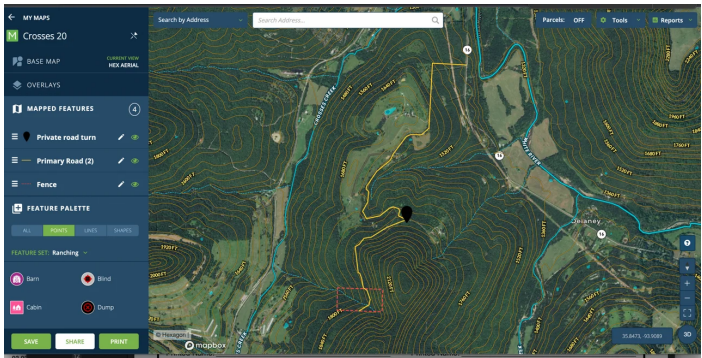
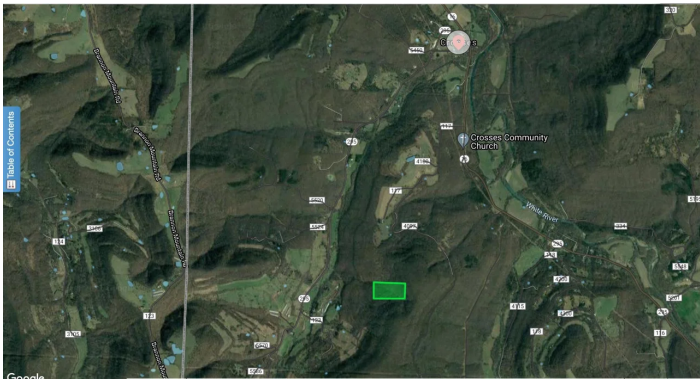
Secluded 20 acres located in a draw of Anderson knob. Less than 1 mile from white rock WMA, and located roughly 45 minutes from Fayetteville. Seasonal creek located in the center of property. Deer, turkey, black bear, and plentiful small game. Deeded access with a private road system that takes you right through the property. Abundant wildlife and outdoor opportunities right on your own land. Roughly 4 miles to the crosses country store located on highway 16.

Call Chris Malinowski to schedule a private showing - 214-738-7320



Crosses 20

Crosses, AR / Arkansas County



Locator Maps



Aerial Maps



LISTING REPRESENTATIVE

For more information contact:



Representative

Chris Malinowski

Mobile

(214) 738-7320

Email

cmalinowski@mossyoakproperties.com

Address

112 E Sunbridge

City / State / Zip

Fayetteville, AR 72703

NOTES



This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Mossy Oak Properties Natural Farms and Wildlife

112 E Sunbridge

Fayetteville, AR 72703

(479) 443-5656

MossyOakProperties.com

