

77 +/- Acres Farm & Hunting Land for Sale - Swifton,  
Jackson County, AR  
Highway 367  
Swifton, AR 72471

**\$500,500**  
77± Acres  
Jackson County



**77 +/- Acres Farm & Hunting Land for Sale – Swifton, Jackson County, AR**  
**Swifton, AR / Jackson County**

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**SUMMARY**

**Address**

Highway 367

**City, State Zip**

Swifton, AR 72471

**County**

Jackson County

**Type**

Recreational Land, Farms, Hunting Land

**Latitude / Longitude**

35.797597 / -91.156372

**Taxes (Annually)**

\$304

**Acreage**

77

**Price**

\$500,500

**Property Website**

<https://www.mossoakproperties.com/property/77-acres-farm-hunting-land-for-sale-swifton-jackson-county-ar/jackson/arkansas/90747/>



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### **PROPERTY DESCRIPTION**

**77 +/- Acres Row Crop & Recreational Land — Swifton (Jackson County), AR | 45 +/- Ac Tillable, Rice, 25/75 Crop-Share, Duck & Trophy Whitetail Potential Near Cache/Black/White Rivers**

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Tucked just behind **Hartzell's Liquor off 367 Highway in Swifton** and minutes from **Tuckerman**, this **affordable 77 +/- acre** tract delivers the rare combo of **income-producing row crop** and **high-value recreation**. About **45 +/- acres are tillable**(currently in **rice**) on a **25/75 owner–farmer crop-share**, while the remaining timber sets up beautifully for **green-timber duck** development and holds **big Arkansas whitetails**. With quick access off **Hwy 367**, you can hunt your own place at daylight, then branch out to nearby public waterfowl hotspots—and return to **your** private base when the WMAs are crowded.

### **Property Highlights**

- **77 +/- total acres** just outside **Tuckerman** in **Swifton**, Jackson County
- **45 +/- ac tillable** (currently rice) with **25/75 crop-share (owner/farmer)**
- Balance in **timber**—ideal layout to open a **green-timber duck hole**
- **Deer & waterfowl** corridor with proven area genetics for **large whitetails**
- **Easy access**: just off **Highway 367**, behind **Hartzell's Liquor**
- **Central flyway location** with public options close by

### **Nearby Waterfowl & Rivers**

- Cache River • Bayou DeView area • Black River • White River (regional access)
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Ready to walk the farm or talk numbers?

Proudly listed with **Mossy Oak Properties Selling Arkansas — [870-495-2123](tel:870-495-2123)**

**Pamela Welch, Listing Agent & Local Land Specialist — [870-897-0700](tel:870-897-0700)**

*Equal Housing Opportunity. [www.WeSellArkansas.com](http://www.WeSellArkansas.com)*

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Swifton, AR / Jackson County

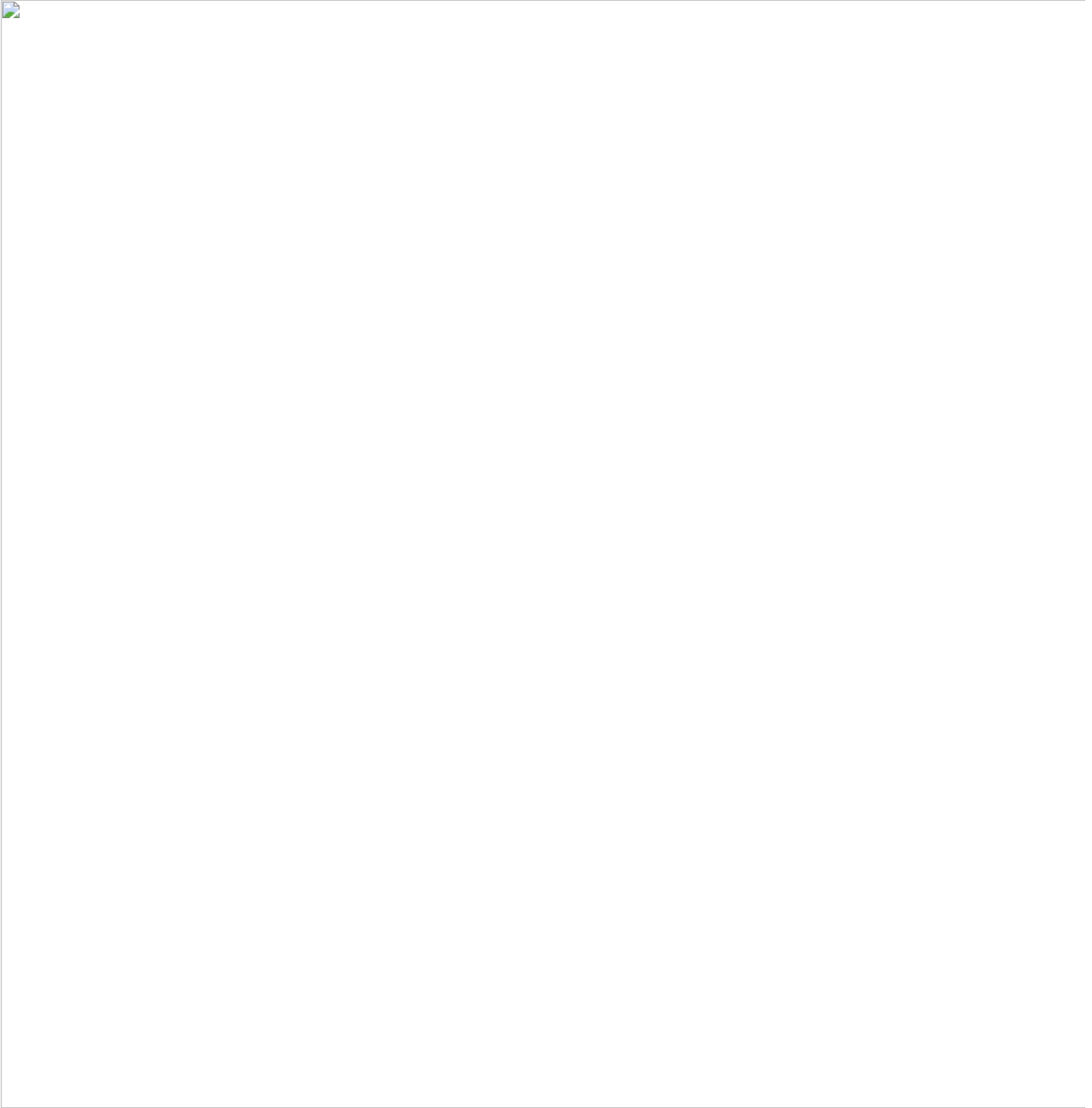
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## Locator Map



## Locator Map



## Satellite Map







## **DISCLAIMERS**

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**Mossy Oak Properties Selling Arkansas**

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