

**3 Bed 2 Bath, Pond, Fenced, 32+/- Acres,
Evening Shade, AR
113 Simstown RD
Evening Shade, AR 72532**

\$208,500
32 +/- acres
Sharp County



3 Bed 2 Bath, Pond, Fenced, 32+/- Acres, Evening Shade, AR
Evening Shade, AR / Sharp County

SUMMARY

Address

113 Simstown RD

City, State Zip

Evening Shade, AR 72532

County

Sharp County

Type

Residential Property, Recreational Land

Latitude / Longitude

36.1126399 / -91.6026077

Taxes (Annually)

971

HOA (Annually)

25

Dwelling Square Feet

1700

Bedrooms / Bathrooms

3 / 2

Acreage

32

Price

\$208,500

Property Website

<https://www.mossyoakproperties.com/property/3-bed-2-bath-pond-fenced-32-acres-evening-shade-ar-sharp-arkansas/24820/>



MORE INFO ONLINE:

MossyOakProperties.com

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PROPERTY DESCRIPTION

This is a 3 bed 2 bath home located just north of Evening Shade, AR just about 1/4 of a mile off of highway 167 down Simstown Road. This property is just a few minutes from the Strawberry River and this property has a nice creek running through it! Also on the other side of the creek there was a home place at one time with water, electric and a septic. Land is wooded and fenced with a nice pond. House has 3 bedrooms, a large living room, nice dining room, kitchen with lots of counter space with a large laundry / mud room. When you come in off the back porch, porch is covered with bench seating around the entire porch. You come in and there is stairs to your right where you can go down into a partial basement. Current owners use this as a canning room and a storm shelter room. This home is brick with a metal roof and a nice size shop. There is a chicken coop that will stay and the sellers have a garden area! If your a hunter this is perfect! House with 32 +/- acres, pond, creek, timber, fenced and a shop!! Call today to view this. Listed with Mossy Oak Properties Strawberry River & Home 870-495-2123. Listing agent Pamela Welch, 870-897-0700. Equal Housing Opportunity. Call us today to set up a time to view this property. www.ArkansasLandAndHomes.us



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Locator Maps



3 Bed 2 Bath, Pond, Fenced, 32+/- Acres, Evening Shade, AR
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Aerial Maps



3 Bed 2 Bath, Pond, Fenced, 32+/- Acres, Evening Shade, AR
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LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

Cave City, AR 72521

NOTES



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DISCLAIMERS

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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 Strawberry River Land and Homes

520 N Main

Cave City, AR 72521

(870) 495-2123

MossyOakProperties.com



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PROPERTIES**

Strawberry River Land & Homes
America's Land Specialist