153 +/- Acres, Hunting Land, Joins Ozark National Forest WMA, Newton County
McElroy Gap Rd
Vendor, AR 72683

$474,900
153± Acres
Newton County







SUMMARY

Address
McElroy Gap Rd

City, State Zip
Vendor, AR 72683

County
Newton County

Type
Hunting Land, Recreational Land

Latitude / Longitude
35.904303 / -93.158576

Acreage
153

Price
$474,900

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

153 +/- Acres Joining Ozark National Forest | Elk, Bear, Trophy Whitetail & Endless Adventure

Opportunities like this are becoming increasingly rare. Imagine owning **153 +/- acres that directly join the Ozark National Forest**, giving you immediate access to over **191,500 contiguous acres** of public land right out your back door. Properties with this kind of adjacency are few and far between, making this a truly exceptional opportunity for hunters, outdoor enthusiasts, and anyone looking to own a piece of the Arkansas Ozarks.

This property offers the best of both worlds-your own private acreage combined with access to one of the largest expanses of national forest in Arkansas. Whether you're hunting, hiking, exploring, riding ATVs, or simply enjoying nature, the possibilities are endless.

Wildlife is abundant throughout the area, including trophy whitetail deer, mature Eastern wild turkey, black bear, and even elk. This is the kind of property serious outdoorsmen spend years searching for.

One of the most unique features is the secluded bottom field tucked away from the road and hidden by timber on both sides. With a little work, this area could be planted in corn, soybeans, clover, or food plots, creating a private feeding area capable of attracting and holding wildlife right on your property. Just imagine the hunting opportunities this could create.

The property reaches elevations of approximately 1,300 feet, providing beautiful Ozark views, diverse terrain, and multiple potential building sites for a cabin, hunting lodge, or forever home. Electric is already available on the property, making future development even more convenient.

We are currently preparing professional drone footage and additional media, but don't wait for the videos to see this one. Properties that join the Ozark National Forest and offer this level of privacy, wildlife habitat, and recreational opportunity simply do not come available often.

Whether you're looking for a hunting retreat, recreational property, investment, or private mountain getaway, this may be the opportunity of a lifetime.

Proudly offered by Mossy Oak Properties Selling Arkansas, 870-495-2123 . Contact us today and let us personally show you one of the most unique properties currently available in the Arkansas Ozarks.

Listing Agent and your local Land Specialist, Pamela Welch, 870-897-0700 .

Equal Housing Opportunity. www.WeSellArkansas.com.

At **Mossy Oak Properties Selling Arkansas**, you are always welcome. Whether you stop by our office or schedule a private appointment, you'll be greeted by a friendly, knowledgeable team ready to assist you. If you prefer a quieter, more private setting, we are happy to meet with you at our conference table and connect you with trusted lenders who can help-whether you're purchasing a home, farm, recreational land, or beginning your investment journey.

No matter the season, we make viewing property comfortable. During the colder months, our **fully enclosed six-seater ATV** keeps you warm and protected from the elements. In the hotter months, it provides a **cool, shaded ride**, allowing you to tour property comfortably without battling the heat. Weather should never stand in the way of finding the right property.

With **flexible hours** to fit your schedule, we're here when you need us. Call to set up an appointment or stop by our office at **8111 North St. Louis Street, Cave City, Arkansas**, and let us work for you.








LISTING REPRESENTATIVE

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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.

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