

**80 +/- Acres, Cattle Farm, Fenced/Cross
Fenced, Franklin, AR, Izard Co
Franklin, AR 72512**

\$299,000

**80± Acres
Izard County**



**MOSSY OAK
PROPERTIES**
Strawberry River Land & Homes
America's Land Specialist

80 +/- Acres, Cattle Farm, Fenced/Cross Fenced, Franklin, AR, IZARD Co Franklin, AR / IZARD County

SUMMARY

City, State Zip

Franklin, AR 72512

County

Izard County

Type

Farms, Hunting Land, Ranches, Recreational Land

Latitude / Longitude

36.1703168 / -91.7753391

Taxes (Annually)

60

Acreage

80

Price

\$299,000

Property Website

<https://www.mossyoakproperties.com/property/80-acres-cattle-farm-fenced-cross-fenced-franklin-ar-izard-co-izard-arkansas/29970/>



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PROPERTY DESCRIPTION

This is a turn key, ready to put cattle on farm! This farm is fenced, cross fenced, has 2 ponds, a creek and all with Sweet Home Road Frontage just outside of Franklin, AR in IZARD County. This would make for a great first time farm, maybe a place to build a house or just a hunting property. Plenty of wildlife on this property. Seller has repaired fencing and you would be able to pull up, unload cattle and not worry! Listed with Mossy Oak Properties Strawberry River Land & Homes, [870-495-2123](tel:870-495-2123). Call Pamela Welch, [870-897-0700](tel:870-897-0700) or Arlon Welch, [870-897-9080](tel:870-897-9080) to set up a time to view this property. Equal housing opportunity. www.ArkansasLandAndHomes.us



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Locator Maps



80 +/- Acres, Cattle Farm, Fenced/Cross Fenced, Franklin, AR, IZARD Co
Franklin, AR / IZARD County

Aerial Maps



80 +/- Acres, Cattle Farm, Fenced/Cross Fenced, Franklin, AR, IZARD Co
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LISTING REPRESENTATIVE

For more information contact:



Representative

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Address

520 N Main

City / State / Zip

Cave City, AR 72521

NOTES



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MORE INFO ONLINE:
MossyOakProperties.com

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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520 N Main

Cave City, AR 72521

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MossyOakProperties.com



MORE INFO ONLINE:

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