200+/- Acres, Clay County, AR, Success, AR 72470

\$995,000 200± Acres Clay County







200+/- Acres, Clay County, AR, Success, AR / Clay County

SUMMARY

City, State Zip

Success, AR 72470

County

Clay County

Type

Farms

Latitude / Longitude

36.4545056 / -90.721506

Acreage

200

Price

\$995,000

Property Website

https://www.mossyoakproperties.com/property/200-acres-clay-county-ar-clay-arkansas/22811/









PROPERTY DESCRIPTION

This 200+/- acres just 2 miles west of Success, Arkansas on highway 211. This is a great farm for a farmer who wants to get started into row crop farm ownership. This 200+/- acres consists of 5 continuous 40's running north to south. This farm needs just a little work to make it a turn key farm. This 200+/- acres was in one family for over 50 years. The 200 acres is mostly non irrigated at this time but still manages to make really good yield, roughly from 25 bushels to 55 bushels of beans. The farm does have 3 wells but will need 4 new submergible and a little dirt work to make it where you can irrigate the entire farm so at that point you could raise irrigated soybeans, corn, and rice. Seller of this farm will give the buyer a \$50,000.00 credit for improvements with the full price offer. Listed with Mossy Oak Properties Strawberry River Land & Homes, 870-495-2123. Call Arlon Welch at 870-897-9080 or Pamela Welch at 870-897-0700 to get more information.

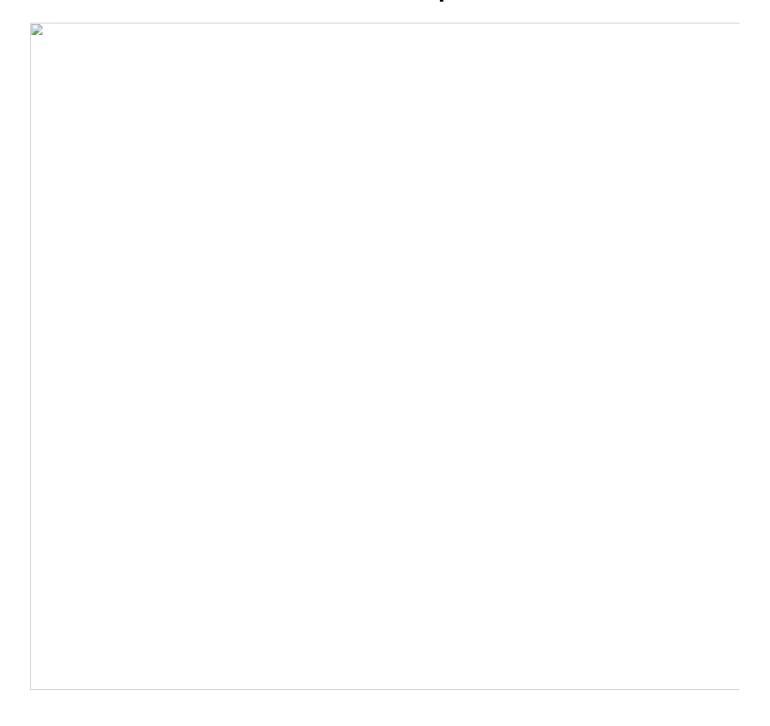


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Locator Map



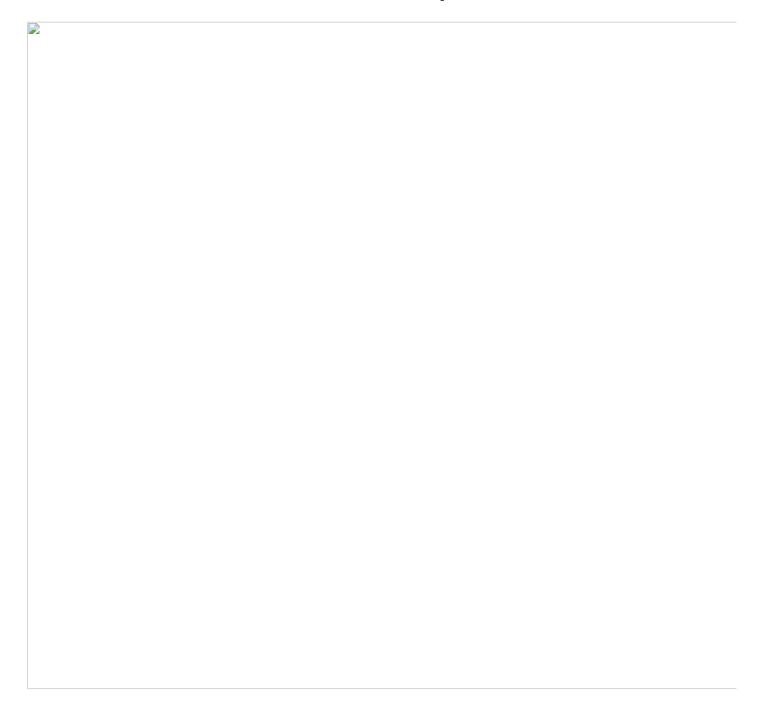


Locator Map





Satellite Map





LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

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<u>NOTES</u>		



<u>NOTES</u>		



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.



MORE INFO ONLINE:

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