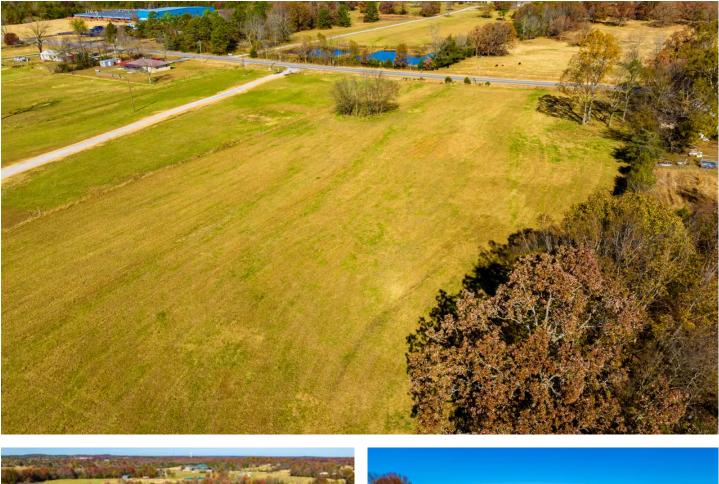
180 +/- Acres, Pasture, Mature Timber, Cave City, Arkansas Hwy 230 Cave City, AR 72521

\$750,000 180± Acres Independence County









**MORE INFO ONLINE:** 

### **SUMMARY**

Address Hwy 230

**City, State Zip** Cave City, AR 72521

**County** Independence County

Туре

Farms, Hunting Land, Ranches, Recreational Land

**Latitude / Longitude** 35.941753 / -91.548376

**Dwelling Square Feet** 0

Acreage 180

180

**Price** \$750,000

### Property Website

https://www.mossyoakproperties.com/property/180-acrespasture-mature-timber-cave-city-arkansas-independencearkansas/48102/









# **MORE INFO ONLINE:**

## **PROPERTY DESCRIPTION**

Welcome to the market this beautiful **180 +/- Acres** in the perfect location to build that dream home! This property is set on the outskirts of Cave City and touches the city limits but is NOT in them. This property has a **pristine pasture, some mature woods, and A POND**! This property would make a gorgeous farm for someone to build a home and run livestock on! There is an owned road coming off Highway 230 to the property, which will be the access given as an easement to this property. You can look at the map attached to see all of this, and if you would like to get out and look at this property, please text or call us!

Listed with Mossy Oak Properties Selling Arkansas, <u>870-495-2123</u>. Listing Agent, Pamela Welch, <u>870-897-0700</u>. Equal housing opportunity. www.WeSellArkansas.com



## **MORE INFO ONLINE:**

# 180 +/- Acres, Pasture, Mature Timber, Cave City, Arkansas Cave City, AR / Independence County





# **MORE INFO ONLINE:**

### LISTING REPRESENTATIVE For more information contact:



#### Representative

Pamela Welch

**Mobile** (870) 897-0700

**Office** (870) 495-2123

**Email** pwelch@mossyoakproperties.com

Address 8111 N. St. Louis

**City / State / Zip** Cave City, AR 72521

## <u>NOTES</u>



# **MORE INFO ONLINE:**

| <br> | <br> |  |
|------|------|--|
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |
|      |      |  |



# **MORE INFO ONLINE:**

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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:**

Mossy Oak Properties Selling Arkansas 8111 N St Louis St Cave City, AR 72521 (870) 495-2123 wesellarkansas.com



## MORE INFO ONLINE: