118 +/- Acre Row Crop Farm for Sale in Fisher, Arkansas | Irrigated Farmland & Duck Hunting
Off Hwy 214
Fisher, AR 72429

$885,000
118± Acres
Poinsett County







SUMMARY

Address
Off Hwy 214

City, State Zip
Fisher, AR 72429

County
Poinsett County

Type
Farms, Business Opportunity, Recreational Land, Hunting Land

Latitude / Longitude
35.489815 / -90.901147

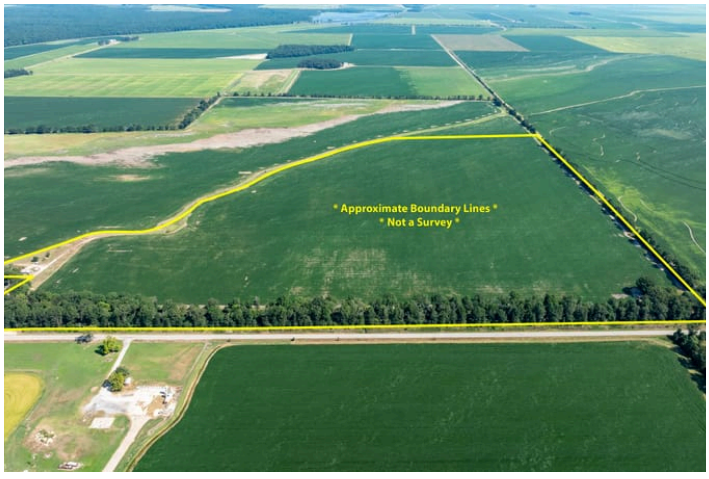
Acreage
118

Price
$885,000

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

Prime Poinsett County Farmland - Where Agriculture & Waterfowl Come Together

There's a reason Poinsett County farmland is so highly sought after-this is serious farm country and serious duck country. Knowr for exceptional rice and row-crop production, Poinsett County is also positioned in the heart of some of Northeast Arkansas's most desirable waterfowl hunting territory. That powerful combination of productive agricultural ground and recreational demand is one reason quality farms in this area can command premium prices.

This **118 +/- acre farm just outside Fisher, Arkansas** gives you the opportunity to own land in an area where **agricultural production and duck hunting potential go hand in hand**. Currently planted in soybeans for the 2026 crop year, the property features an irrigation well with a gearhead that can be ran off electric or a power unit and has historically produced agricultural income through cash rent. The current 2026 arrangement is crop share and is on a year-to-year basis, giving a future owner flexibility for future farming arrangements.

But the income potential doesn't necessarily stop when harvest is over. This farm also has a **history of recreational income from duck hunting**, and the seller has **not leased the hunting rights for the 2026-2027 waterfowl season**. That leaves a new owner with the opportunity to enjoy the hunting personally or explore leasing those rights for additional recreational income.

For the farmer looking to expand, the investor searching for quality Arkansas farmland, or the waterfowl hunter who wants to own ground in the heart of Northeast Arkansas farm country, this property checks a lot of boxes.

Farm it. Lease it. Hunt it. Invest in it.

118 +/- acres - Poinsett County - Fisher, Arkansas - 2026 soybean crop - Irrigation well - Well/Gearhead - Agricultural income history - Duck hunting income history - 2026-2027 hunting rights currently available

This isn't simply 118 acres of row crop ground-it's an opportunity to own productive Northeast Arkansas farmland in an area where agriculture, investment, and waterfowl recreation come together.

It's an opportunity to own productive Northeast Arkansas farmland with agricultural and recreational potential working together on the same property.

Proudly listed with Mossy Oak Properties Selling Arkansas, 870-495-2123.

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

Equal Housing Opportunity, www.WeSellArkansas.com.








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

NOTES

NOTES

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.

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