

Maple Grove
952 Maple Grove Rd
Marshall, AR 72650

\$2,000,000
780.03± Acres
Searcy County



Maple Grove
Marshall, AR / Searcy County

SUMMARY

Address

952 Maple Grove Rd null

City, State Zip

Marshall, AR 72650

County

Searcy County

Type

Hunting Land, Recreational Land, Timberland

Latitude / Longitude

35.879057 / -92.524298

Acreage

780.03

Price

\$2,000,000

Property Website

<https://www.forestryrealestate.com/property/maple-grove/searcy/arkansas/104111/>



Maple Grove Marshall, AR / Searcy County

PROPERTY DESCRIPTION

If you've been looking for a large, well-rounded property in North Central Arkansas, this 780-acre tract in the Leslie/Marshall area of Searcy County is one you need to see. It's the kind of place that offers a strong combination of working land, recreation, and some really impressive views of the surrounding Ozark Hills.

The property includes approximately 220 acres of pasture with a good stand of Bermuda and Fescue grass. It's set up well for livestock with fencing and cross fencing already in place, along with four ponds and a spring providing water across the pasture. Whether you're running cattle, cutting hay, or keeping horses, this portion of the property is ready to go.

The remaining 520 acres is timber, made up of a solid mix of hardwoods that provide excellent habitat for wildlife. This area is ideal for hunting, with strong potential for deer and turkey. There's plenty of cover, natural food sources, and room to manage it the way you want.

Improvements include a 3-bedroom, 1-bath home with 1,462 square feet, giving you a comfortable place to stay whether it's full-time or a weekend getaway. There's also a 1,563 square foot pole barn that works well for equipment, hay storage, or general use around the property.

One of the standout features here is the setting. With rolling terrain and elevated spots throughout, you get some great views across the property and the surrounding countryside-exactly what people look for in this part of Arkansas.

Location is another strong point. You're just 5 minutes from Marshall for groceries and restaurants, and about 35 minutes from Mountain View, known for its entertainment, music, and local history. The property is also just 24 minutes from the Buffalo National River, known for floating, fishing, and scenic bluffs, and close to the Ozark National Forest, giving you access to thousands of acres of additional public land to explore. Choctaw Marina on Greers Ferry Lake is about 45 minutes away, and you're within roughly an hour from the White River, Norfolk Lake and Bull Shoals Lake.

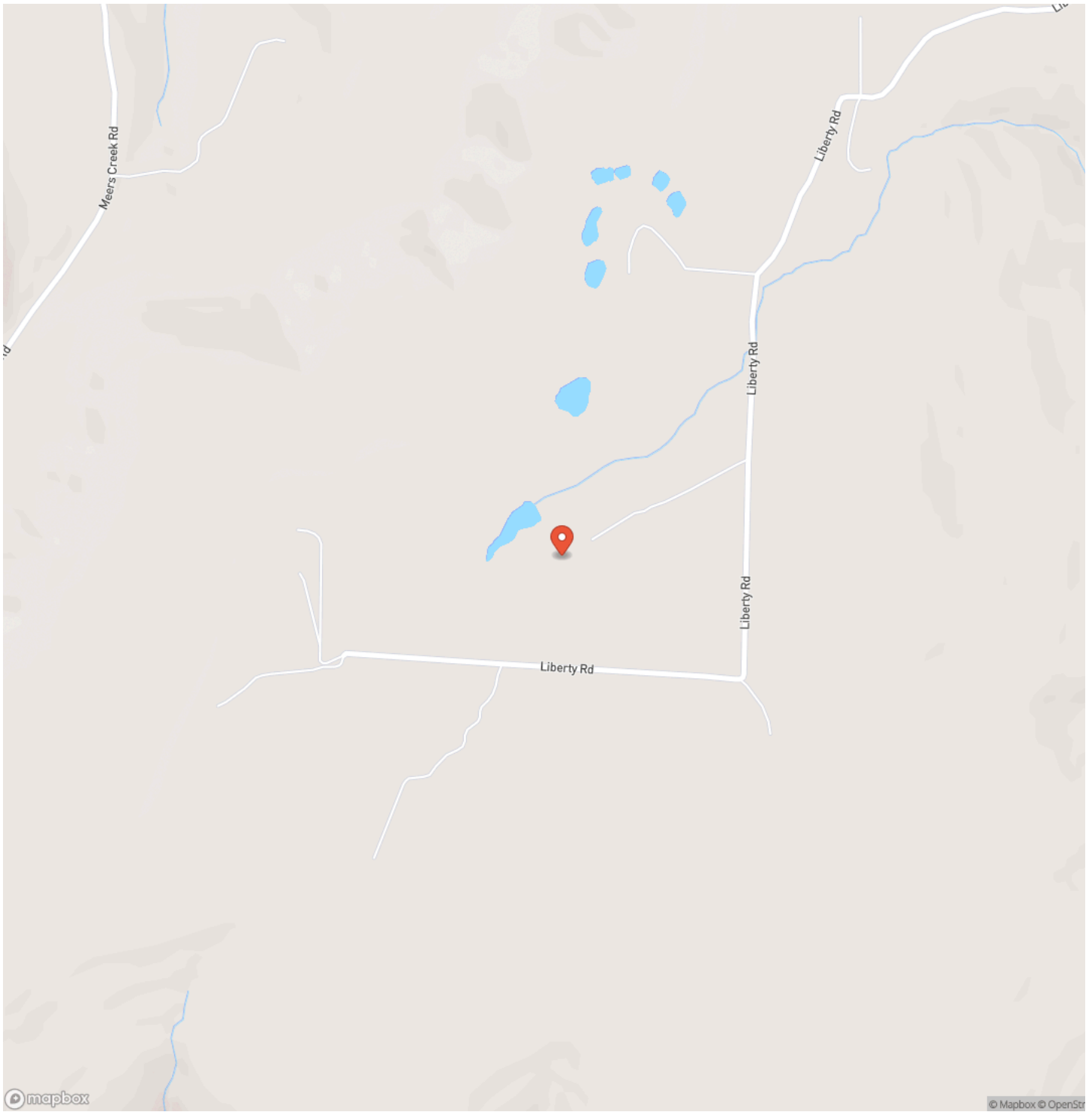
This is a rare opportunity to own a large, contiguous tract in a highly desirable area. Whether you're looking for a working cattle place, a hunting property, or a long-term investment, this one has the acreage, improvements, and location to make it all work.



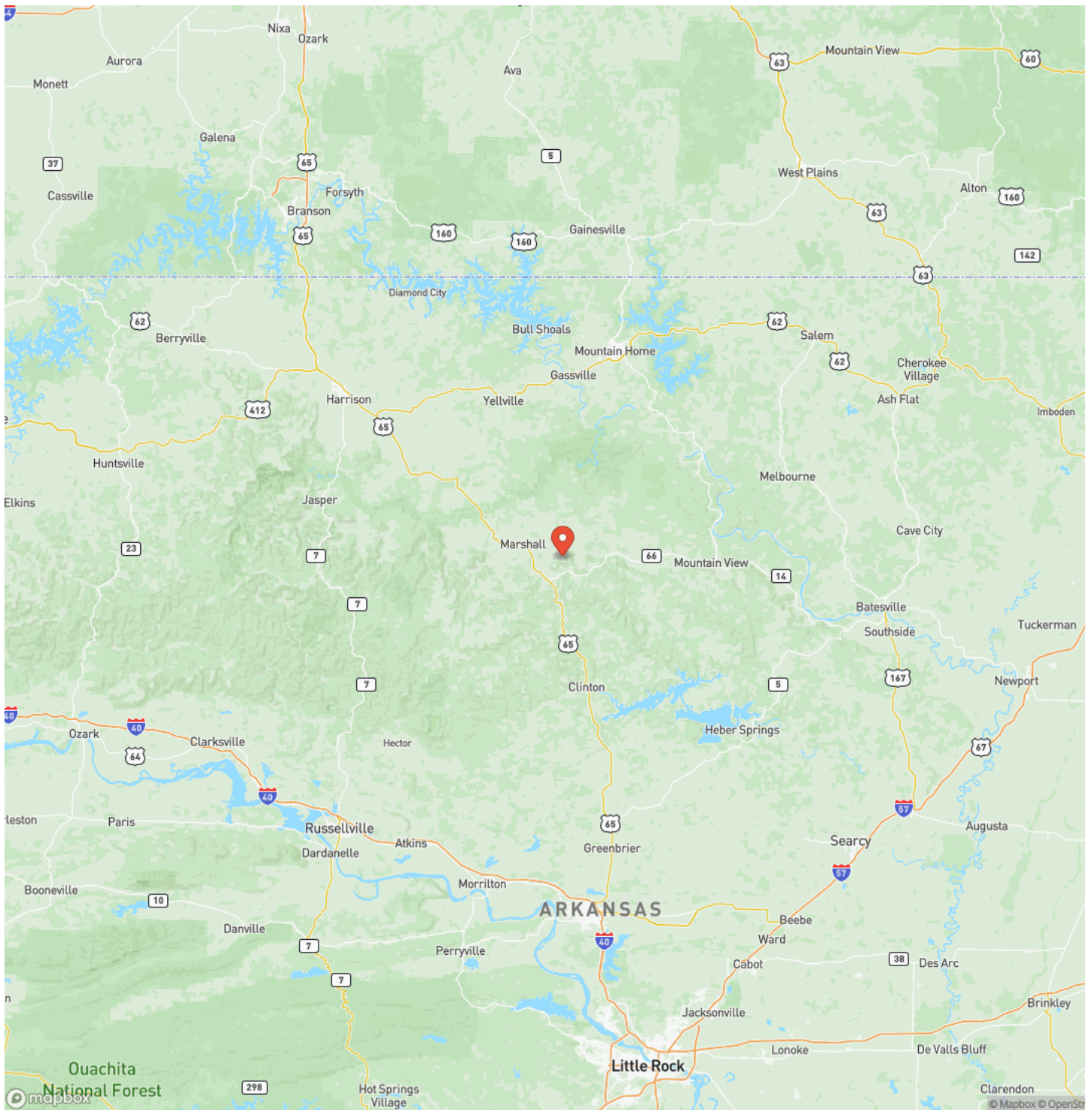
Maple Grove
Marshall, AR / Searcy County



Locator Map



Locator Map



Satellite Map



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.



DDK Forestry & Real Estate
1100 Asbury Rd.
Little Rock, AR 72211
(501) 219-8600
<https://www.forestryrealestate.com/>

