Greers Ferry 65
Clinton, AR 72031

$398,650
65.77± Acres
Van Buren County







MORE INFO ONLINE:

https://www.forestryrealestate.com/

SUMMARY

City, State Zip
Clinton, AR 72031

County
Van Buren County

Type
Hunting Land, Recreational Land

Latitude / Longitude
35.517205 / -92.396438

Acreage
65.77

Price
$398,650

Property Website
www.forestryrealestate.com







PROPERTY DESCRIPTION

With approximately 65 acres, this tract is a rare opportunity to have a larger piece of your own private land with white-line frontage on one of the cleanest lakes in Arkansas. It has a great start to a road system, and some building sites are already partially cleared. It is perfect for hunting, riding side x sides, or enjoying being away from it all. This tract is easy to access, with excellent road frontage on Hwy 336. About 10 minutes from Choctaw Marina, 8 minutes from Clinton, Arkansas, 42 minutes to Conway, Arkansas, and only 1 hour and 10 minutes from Little Rock, Arkansas. This is the perfect getaway spot for you to build your lake house.

SELLER IS RETAINING MINERAL RIGHTS.



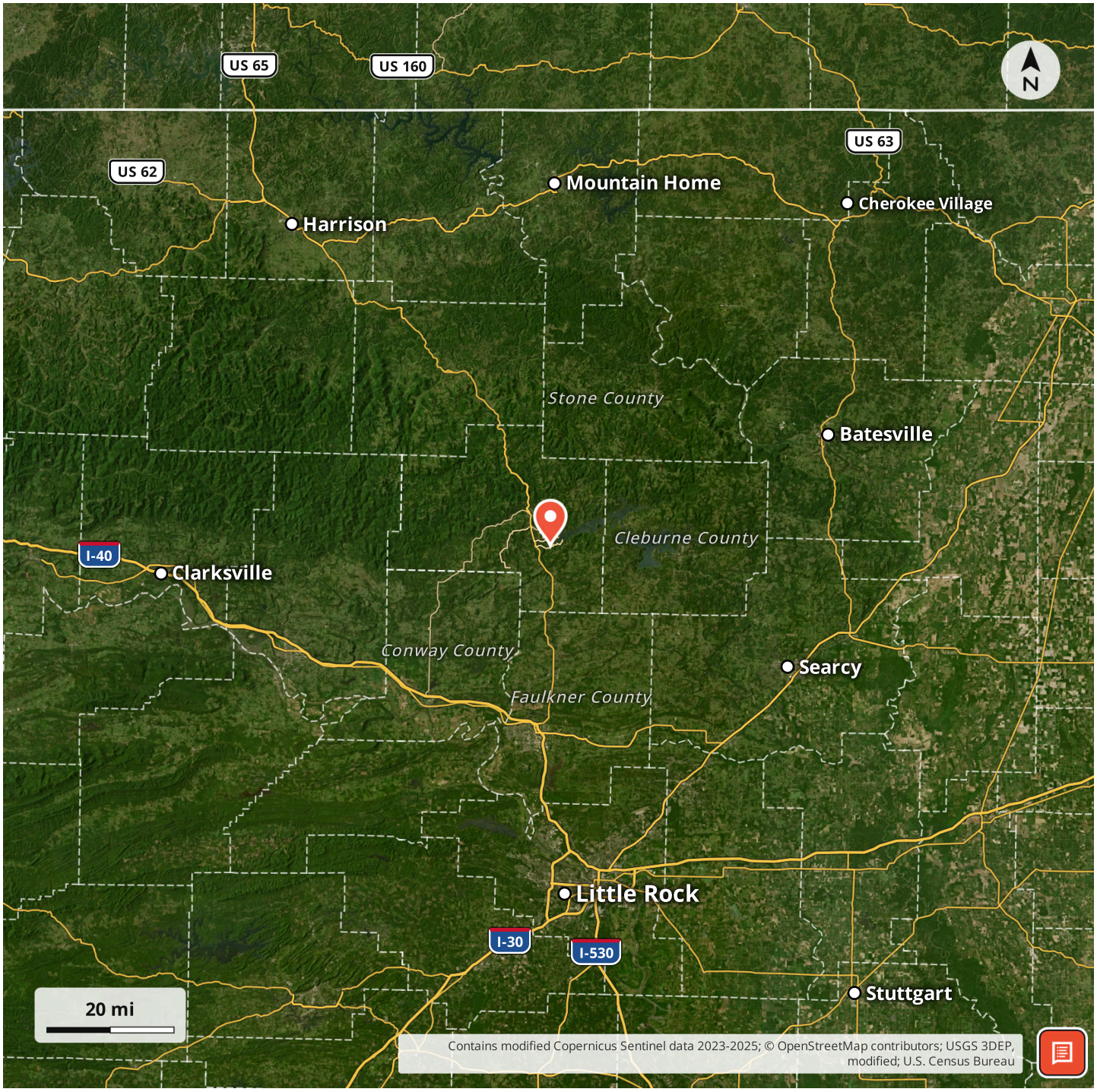








Regional Map



Locator Map


N
Whipporwill Ln
Percy Ln
Ar-336 Hwy E
1000 ft
Arkansas GIS Office, ADOP 2023; USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

For more information contact:



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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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