

Mulberry River Cabin Near Turner Bend
19941 HWY 23 N
Ozark, AR 72949

\$590,000
5± Acres
Franklin County



Mulberry River Cabin Near Turner Bend Ozark, AR / Franklin County

SUMMARY

Address

19941 HWY 23 N

City, State Zip

Ozark, AR 72949

County

Franklin County

Type

Recreational Land, Residential Property, Riverfront, Business Opportunity

Latitude / Longitude

35.663852 / -93.835657

Dwelling Square Feet

2558

Bedrooms / Bathrooms

4 / 2

Acreage

5

Price

\$590,000

Property Website

<https://www.mossyoakproperties.com/property/mulberry-river-cabin-near-turner-bend-franklin-arkansas/83396/>



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PROPERTY DESCRIPTION

NEWLY REMODELED! UPDATES COMPLETED SEPTEMBER 2025!

Nestled on the eastern banks of the Mulberry River, this remarkable 5-acre property offers stunning natural beauty and unmatched privacy. Located just downstream from the famous Turner Bend. Enjoy your mornings on the deck, sipping coffee while listening to the soothing flow of the river. This property is a perfect put-in or take-out point for floating the Mulberry and sits in the heart of the river's best floating stretch. Located in a wildlife rich area, healthy populations of deer, turkey, and small game are observed frequently. This property is a total dream for river people and outdoor lovers combined.

Conveniently located just 13 miles north of I-40 via scenic Highway 23. A rare opportunity to own riverfront property with Ozark National Forest views and waterfront serenity.

The land will need to be surveyed prior to closing.

- Approx. 375 feet of prime Mulberry River frontage
- Cabin has city water and drilled water well
- Excellent swimming and fishing hole right off the back porch
- Ozark National Forest borders the river across the entire stretch—over 1/4 mile in both directions—ensuring no future development or cabins in sight
- Approx. 4 wooded acres behind the home, providing added seclusion
- Established vineyard and garden in the front yard for farm-to-table living
- 2,558 sq ft NEWLY RENOVATED cabin features a brand new deck, beautiful interior wood finishes, fresh paint, new vinyl flooring and cozy cabin aesthetics
- High speed wifi

House is on a closed pier foundation. Cabin is currently surveyed on 10 acres, will need to be resurveyed prior to closings for 5 acre tract split. Survey attached is prior to lot split, new legal description to be determined by new survey and lot split.

Contact Chris Malinowski @ [214-738-7320](tel:214-738-7320) or cmalinowski@mossyoakproperties.com for more information or to schedule a private showing.

Fayetteville, AR - 1 hour , 43 miles

Fort Smith, AR - 53 minutes, 48 miles

Little Rock, AR - 2 hours, 136 miles

Tulsa, OK - 2 hours 25 minutes, 163 miles



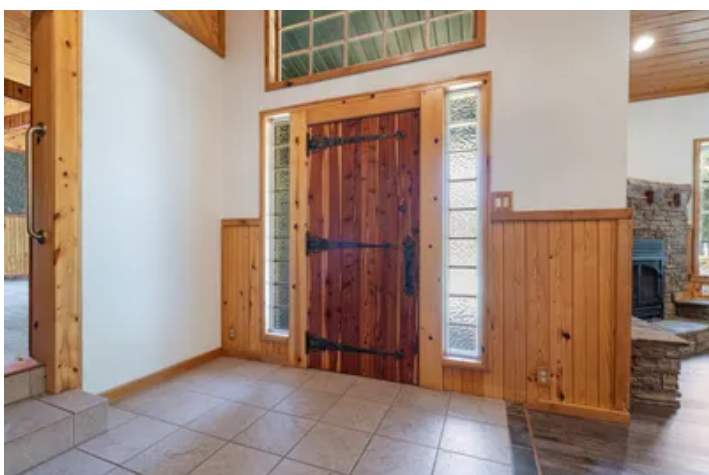
Dallas, Tx - 4 hour 56 minutes



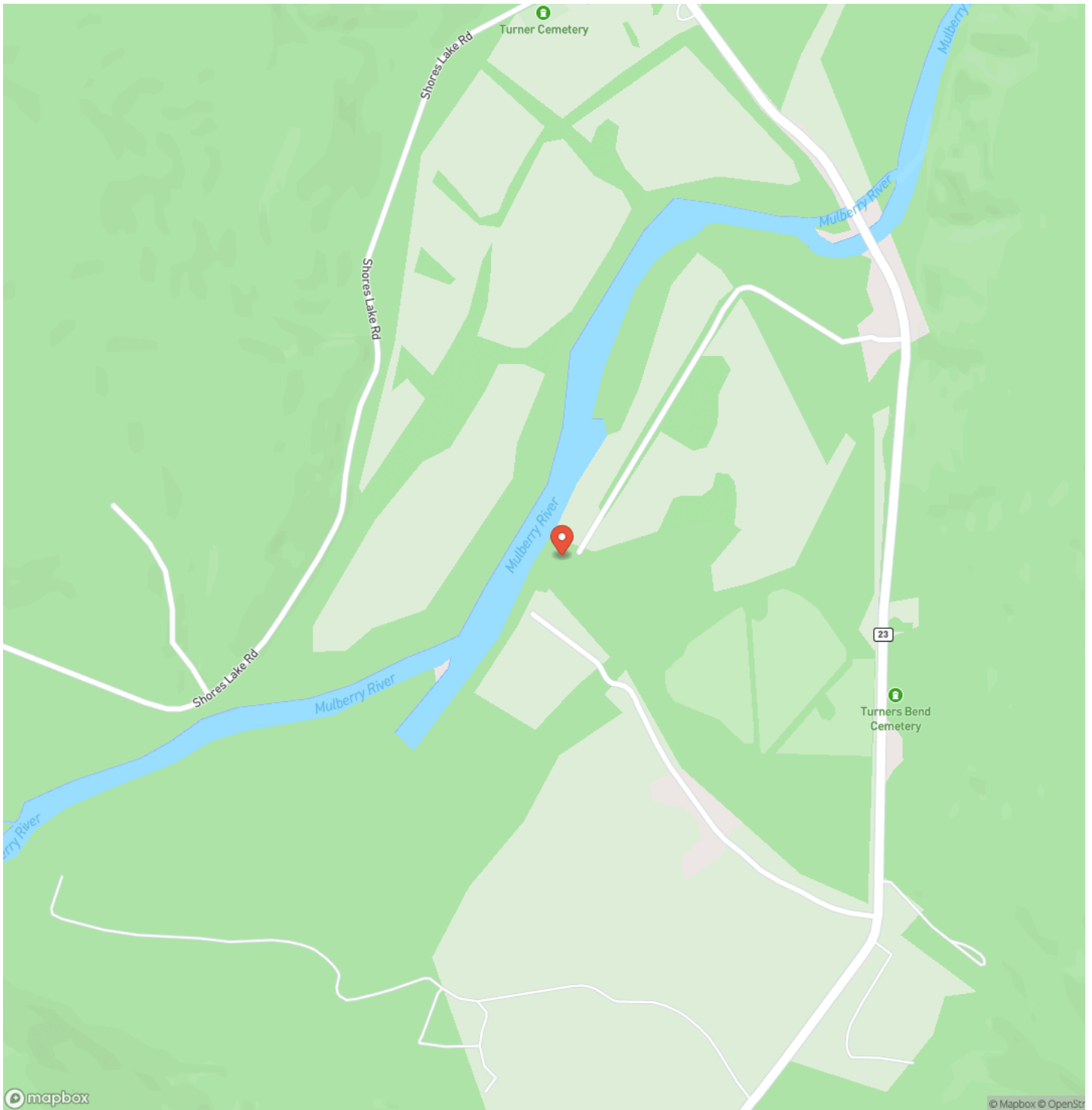
MORE INFO ONLINE:

moparkansasland.com

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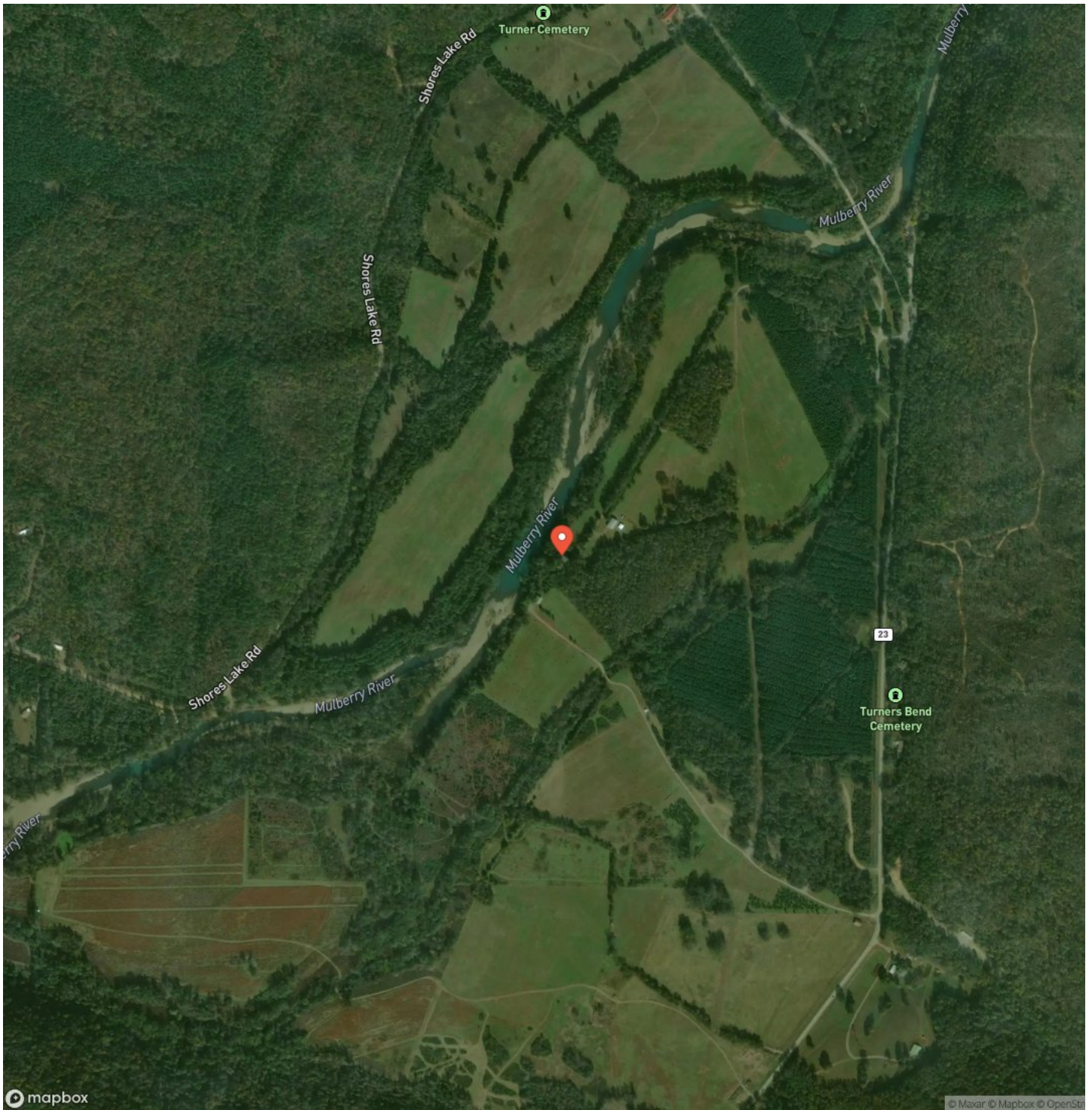
Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE
For more information contact:



Representative
Chris Malinowski

Mobile
(214) 738-7320

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(479) 480-7000

Email
cmalinowski@mossyoakproperties.com

Address
1200 Fort Street

City / State / Zip

NOTES

Horizontal lines for notes.

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



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.

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