

Rough Branch 41
9943 Rough Branch Rd
Mulberry, AR 72947

\$215,000
41.35± Acres
Franklin County



Rough Branch 41
Mulberry, AR / Franklin County

SUMMARY

Address

9943 Rough Branch Rd

City, State Zip

Mulberry, AR 72947

County

Franklin County

Type

Hunting Land, Recreational Land, Lot, Timberland

Latitude / Longitude

35.587246 / -94.050813

Acreage

41.35

Price

\$215,000

Property Website

<https://www.mossoakproperties.com/property/rough-branch-41/franklin/arkansas/94581/>



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PROPERTY DESCRIPTION

Great spot to build your home or weekend cabin with easy access and just minutes from the Mulberry River! Situated on a dead end road, roughly 3 acres of flat ground is cleared and ready with power, fiber and a new well on site. Just 5 miles north of the Mulberry exit on I-40 and less than 2 miles off Hwy 215, you are only minutes away from Mulberry River access and thousands of acres of National Forest ground. This heavily wooded tract holds lots of wildlife and there is a major funnel on the north end for a great hunting spot. Mostly flat, the western third is a beautiful wet weather creek bottom with mature hardwoods. An old road travels through the property and needs only minimal clearing in order to be serviceable again. One storage building is already in place, with another enclosed shed for the well equipment. Tractor and camper are not included but are negotiable. Recently surveyed, this one is ready to go! 10 minutes to Mulberry, 20 minutes to Ozark or Alma, 1 hour from Fayetteville.

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Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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