

Country 3-bedroom home on 6 +/- acres 1 mile from
WMA, Locust Grove, Arkansas
300 Peel Road
Locust Grove, AR 72550

\$220,000
6± Acres
Independence County



Country 3-bedroom home on 6 +/- acres 1 mile from WMA, Locust Grove, Arkansas
Locust Grove, AR / Independence County

SUMMARY

Address

300 Peel Road

City, State Zip

Locust Grove, AR 72550

County

Independence County

Type

Residential Property

Latitude / Longitude

35.689811 / -91.779615

Taxes (Annually)

841

Dwelling Square Feet

1580

Bedrooms / Bathrooms

3 / 1

Acreage

6

Price

\$220,000

Property Website

<https://www.mossyoakproperties.com/property/country-3-bedroom-home-on-6-acres-1-mile-from-wma-locust-grove-arkansas-independence-arkansas/40861/>



MORE INFO ONLINE:

MossyOakProperties.com

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PROPERTY DESCRIPTION

Country living at its finest just 1 mile from Jamestown Independence County WMA. This **3-bedroom 1-bath home** is situated on **6 +/- Acr** has a **24x24 carport** and an **outdoor kitchen area** to kick back on and watch the game. The long private drive provides the property with serene privacy like no other. There is partial fencing in the backyard for animals and a separate area for chickens. At the back of the property are a wet weather creek and an old wagon trail that was once used to haul goods back and forth in the olden days. As you walk into the front door, you have a semi-open floor plan from the living room to the kitchen. Two bedrooms are downstairs, and the third bedroom is the upstairs loft. As you walk out onto the back deck, you can imagine yourself grilling in the outdoor kitchen while entertaining or simply enjoying your morning coffee with no one but the birds and wildlife. Fiber Optic is being installed down the road and should be available soon. The home has a generator hook up. The property lies within 20 minutes to **4 Wildlife Management areas**: Jamestown Independence Co. WMA, Foushee Cave Natural Area WMA, Jim Kress WMA, and Cherokee WMA. Lots of **public hunting land** at your fingertips.

Whether you're looking for a part-time vacation spot or your forever home- this property has everything to offer. Give me a call to take a look today! Proudly listed with Mossy Oak Properties Strawberry River Land & Homes, [870-495-2123](tel:870-495-2123). **Call or Text Listing Agent Sarah Perkins at [501-691-2600](tel:501-691-2600)** to schedule a time to see this home! Equal Housing Opportunity. www.ArkansasLandAndHomes.us



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Locust Grove, AR / Independence County**

LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

Cave City, AR 72521

NOTES



MOSSY OAK.
PROPERTIES
Strawberry River Land & Homes
America's Land Specialist

MORE INFO ONLINE:

MossyOakProperties.com

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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 relation 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 Strawberry River Land and Homes

520 N Main
Cave City, AR 72521
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MossyOakProperties.com

