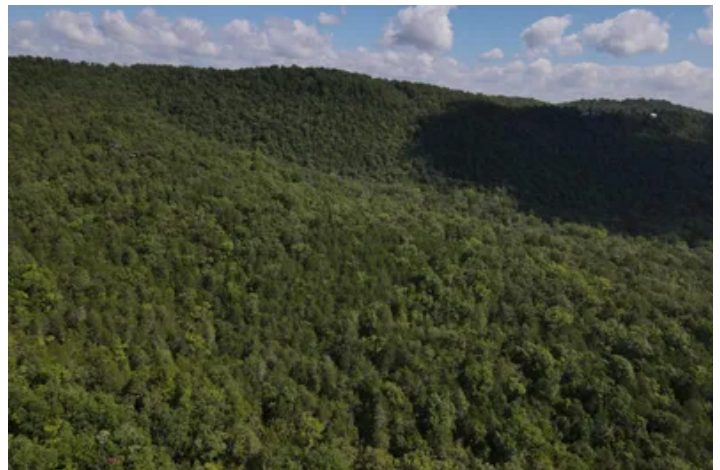


Turkey Hill 157AC
CR 182
Melbourne, AR 72556

\$399,000
157± Acres
Izard County



Turkey Hill 157AC
Melbourne, AR / Izard County

SUMMARY

Address

CR 182

City, State Zip

Melbourne, AR 72556

County

Izard County

Type

Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

35.942224 / -92.069516

Taxes (Annually)

189

Acreage

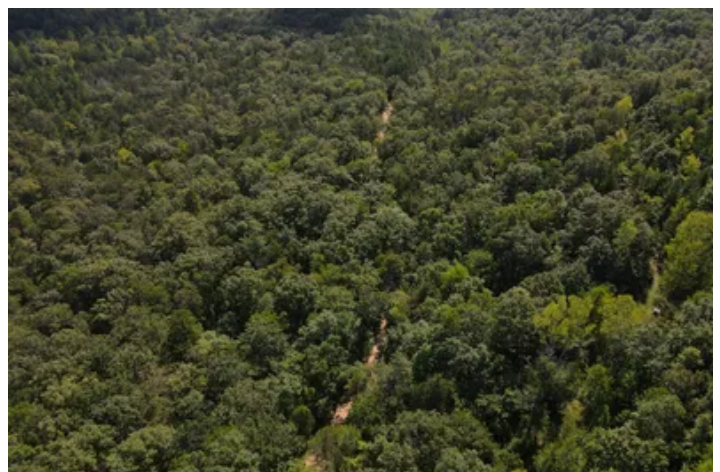
157

Price

\$399,000

Property Website

<https://www.mossyoakproperties.com/property/turkey-hill-157ac-izard-arkansas/45015/>



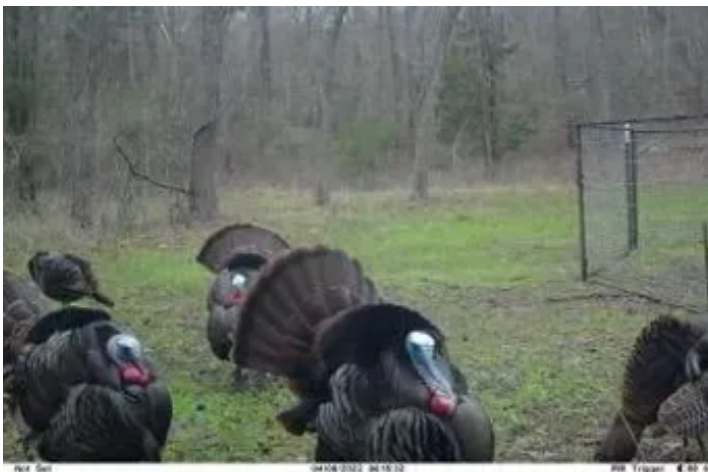
PROPERTY DESCRIPTION

This 157-acre tract known as Turkey Hill is located North of MOUNTAIN VIEW ARKANSAS near the Sylamore community. The property boasts an abundance of whitetail deer, wild turkey, and other wildlife like wild hogs and black bears have also visited this location. With thick woods and overgrown ridges, this property doesn't disappoint when it comes to habitat. The property also has a gated trail system that traverses through the property for easy access to the stands sites that are currently on this tract. Located just 20 minutes from historic downtown Mountain View with plenty of cabins and Airbnb rentals to choose from, your stay will be effortless. Site seeing, shop, take a canoe trip down the white river, or take a hike on the amazing trails around the mountain, and the local restaurants are amazing. Downtown has events almost every weekend with folk music, bands, and other activities. At less than an hour's drive 30,000-acre Greers Ferry Lake provides outstanding sport fishing for white bass, walleye, largemouth bass, striped bass, and catfish. Local marinas provide boat and party barge rentals, and Corp areas provide multiple swimming and camping opportunities. If you like year-round activities this tract provides endless possibilities. With hunting season approaching now's the perfect time to provide family and friends the opportunities this property affords. Don't miss out on this great opportunity to own this 157-acre block. Give Alan Westmoreland a call at [8708212200](tel:8708212200) or email him at awestmoreland@mossyoakproperties.com to schedule a site visit.

Neither the seller, Mossy Oak Properties Land & Home (MOPLH), their subsidiaries, affiliates nor representatives warrant the accuracy, adequacy or completeness of any information contained herein regarding the property, its condition, boundaries, access, acreage, or timber stand information. Maps, timber evaluations and all information contained herein is provided "AS IS," as a courtesy to potential buyers. Potential buyers should make their own determination regarding the accuracy of the information provided. Potential buyer's agent(s) must be identified on first contact with MOPLH and must accompany the potential buyer on showings to receive full fee participation. Otherwise, the fee participation will be at the sole discretion of MOPLH. All property is subject to change, withdrawal, or prior sale. MOPLH expressly disclaims liability for errors or omissions and does not assume liability for typographical errors, misprints, nor for misinformation that may have been given to us. Any person viewing this marketing material is considered a prospective buyer for the subject property. Should a prospective buyer or its agents choose to inspect the property, they do so at their own risk and assume all liability and shall indemnify Seller and its agents against any and all claims, demands or causes of action, of every kind, nature and description relating to its access to or presence on the property.



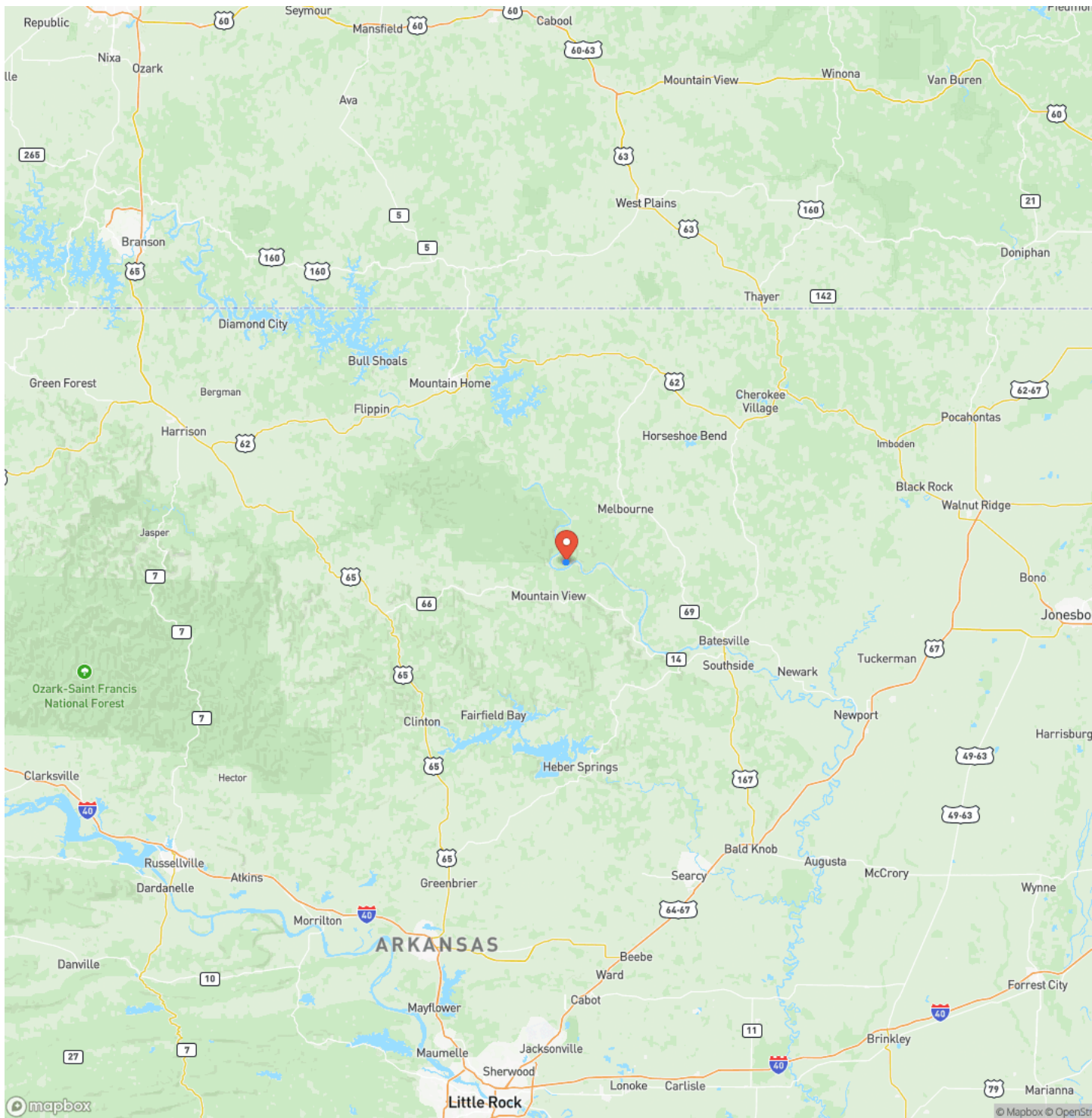
Turkey Hill 157AC
Melbourne, AR / Izard County



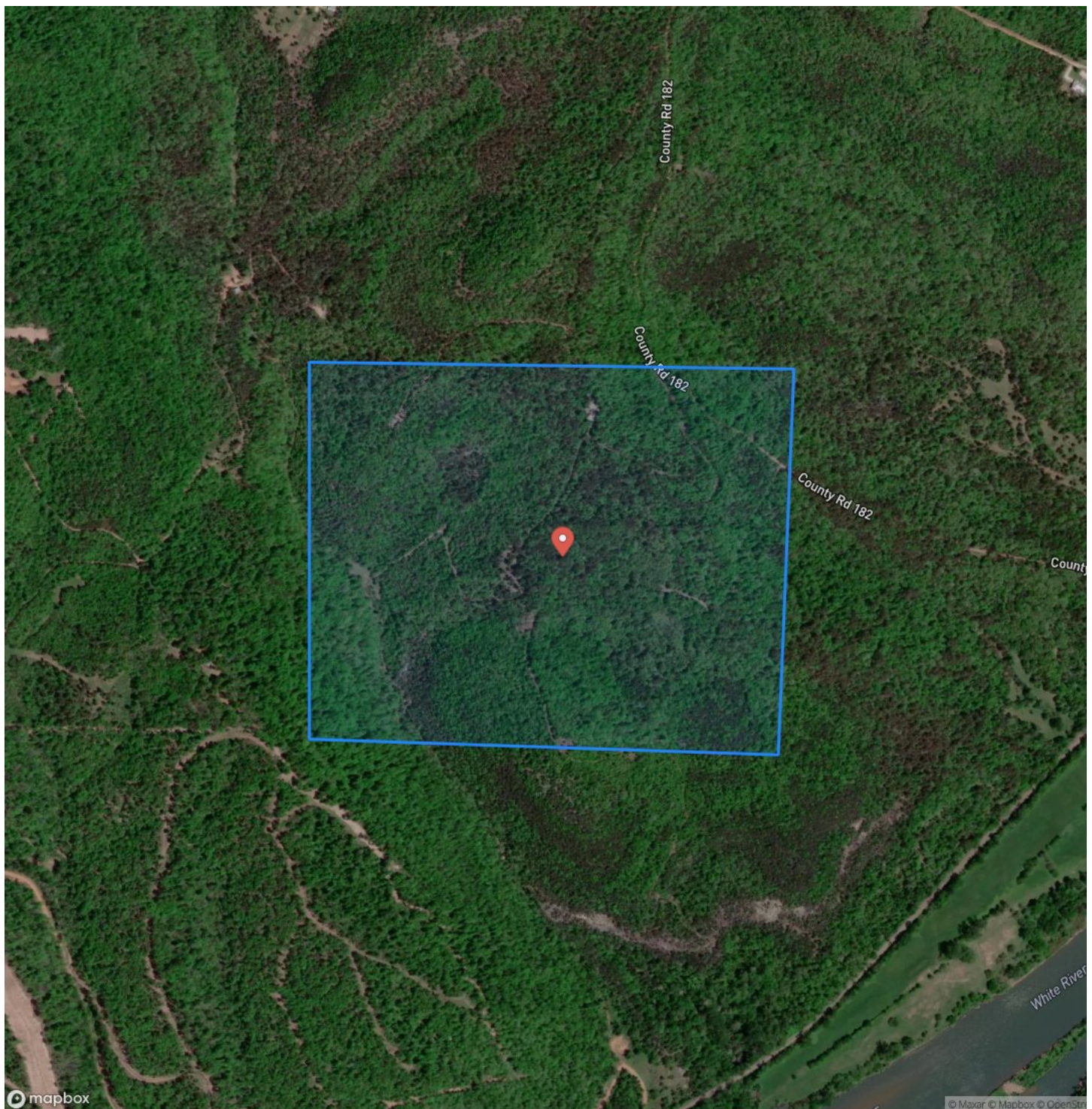
Locator Map



Locator Map



Satellite Map



Turkey Hill 157AC
Melbourne, AR / IZARD County

LISTING REPRESENTATIVE

For more information contact:



Representative

Alan Westmoreland

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City / State / Zip

Camden, AR 71701

NOTES



MORE INFO ONLINE:

MossyOakProperties.com

This image shows a single 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.



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 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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