

Beedeville Duck Lodge
13429 & 13431 HWY. 37 S
Mccrory, AR 72101

\$249,000
1.1± Acres
Jackson County



Beedeville Duck Lodge
Mccrory, AR / Jackson County

SUMMARY

Address

13429 & 13431 HWY. 37 S

City, State Zip

Mccrory, AR 72101

County

Jackson County

Type

Residential Property, Business Opportunity

Latitude / Longitude

35.375763 / -91.140747

Dwelling Square Feet

2,604

Bedrooms / Bathrooms

6 / 3

Acreage

1.1

Price

\$249,000

Property Website

<https://habitatlandcompany.com/property/beedeville-duck-lodge-jackson-arkansas/118087/>



PROPERTY DESCRIPTION

DUCK HUNTERS — LOCATION IS EVERYTHING

For the serious duck hunter, **location is everything**, and the **Beedeville Duck Lodge** puts you in the heart of prime Northeast Arkansas waterfowl country. This **2,604-square-foot of living area** is located **less than 2 miles as the crow flies from the famed Cache River National Wildlife Refuge**, placing you exceptionally close to one of the region's premier waterfowl corridors.

The lodge is approximately **10 miles north of McCrory, 11 miles west of Hickory Ridge, 4 miles south of Beedeville, and 6 miles east of Tupelo**. While the property carries a **McCrory address**, its location provides convenient access to the surrounding agricultural fields, timber, sloughs, and waterways that make this area so attractive to serious duck hunters.

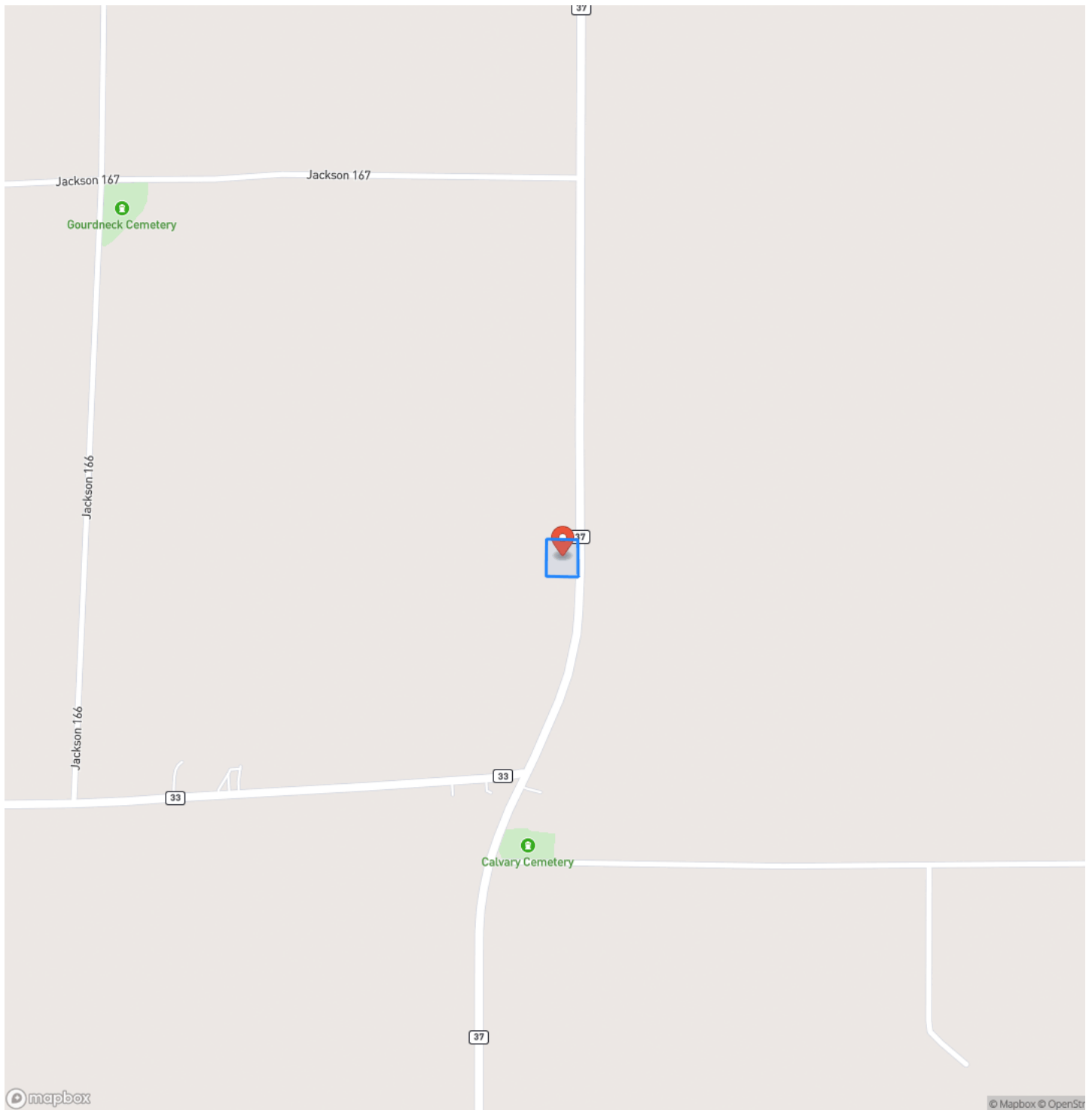
If you're looking for a hunting lodge where location puts you in the middle of Northeast Arkansas duck country, this one deserves a look.



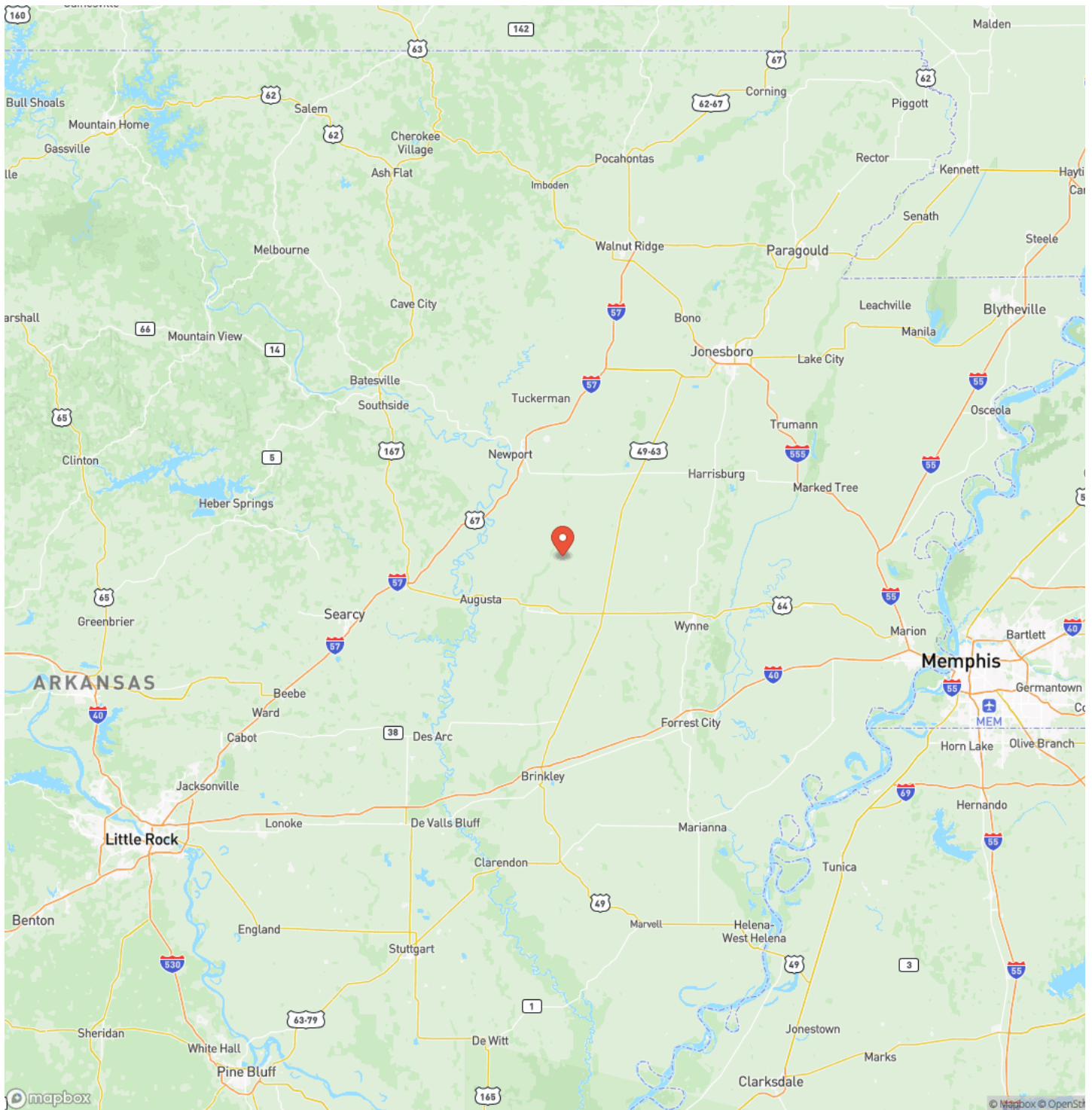
Beedeville Duck Lodge
Mccrory, AR / Jackson County



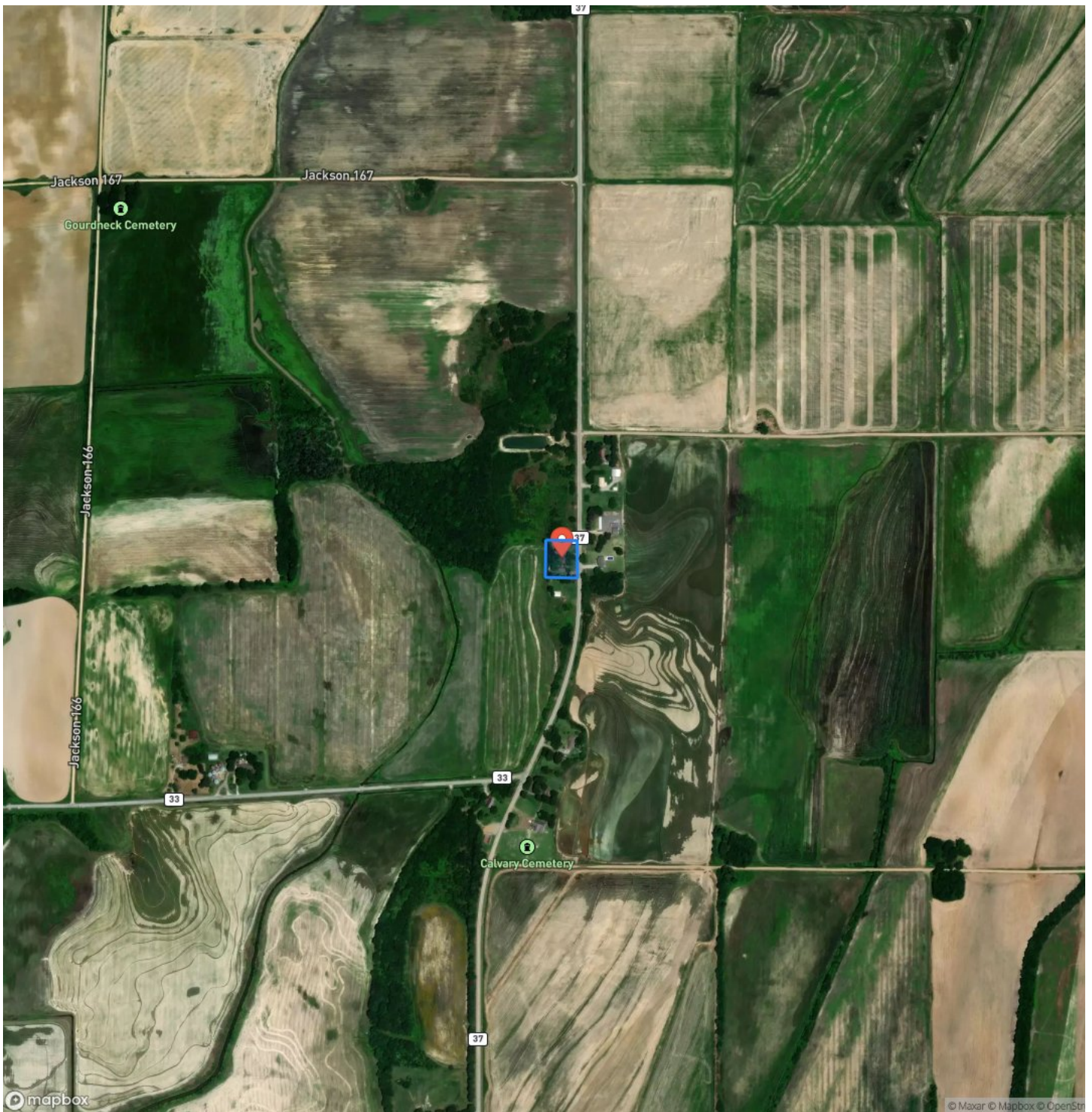
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Luke Cullins

Mobile

(501) 593-8009

Email

luke@habitatlandcompany.com

Address

270 Riverview Road

City / State / Zip

Searcy, AR 72143

NOTES

[illegible]

[illegible]

<https://www.habitatlandcompany.com/>

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.



Habitat Land Company
418 E. Booth Rd
Searcy, AR 72143
(870) 830-5263
<https://www.habitatlandcompany.com/>

