

Brushy Lake Farm
2390 Phillips 239
Helena, AR 72342

\$450,000
84.860± Acres
Phillips County



Brushy Lake Farm
Helena, AR / Phillips County

SUMMARY

Address

2390 Phillips 239

City, State Zip

Helena, AR 72342

County

Phillips County

Type

Farms, Hunting Land, Recreational Land, Residential Property,
Lakefront, Timberland

Latitude / Longitude

34.565824 / -90.590439

Dwelling Square Feet

1500

Bedrooms / Bathrooms

3 / 2

Acreage

84.860

Price

\$450,000

Property Website

<https://arkansaslandforsale.com/property/brushy-lake-farm-phillips-arkansas/51225/>



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PROPERTY DESCRIPTION

New Trail Camera pictures just added! Brushy Lake Farm is a beautiful 84.86±acre property located just north of Helena, Arkansas, in an area well known for its rich wildlife and year-round recreational opportunities. The land features a great mix of hardwood forest and wetlands, providing ideal habitat for whitetail deer, wild turkey, and waterfowl. If you enjoy hunting, fishing, or spending time outdoors, this place is a true gem.

One of the standout features of the property is **Big Spring**—a natural freshwater spring that flows clear and steady throughout the year. It winds its way east across the land and feeds directly into **Brushy Lake**, a peaceful, secluded spot known for excellent fishing. Anglers often catch bass, crappie, and bream there. Whether you are looking to irrigate, water livestock, or simply enjoy the beauty and sound of running water, Big Spring adds both practical value and scenic charm.

On the **west side of the property**, the land sits atop **Crowley's Ridge**, giving it some gentle elevation and beautiful views you will not find in just any part of the Delta. This unique geographic feature adds character and creates excellent spots for future building or relaxing.

The farm also includes a **1,500-square-foot home** with three bedrooms and two bathrooms, along with a shop. It currently serves as the owner's primary residence, but it could easily be used as a weekend retreat or converted into a short-term rental for guests looking for a quiet country escape. For those interested in livestock, two fenced areas on the property were previously used for cattle and are ready to be put back to work.

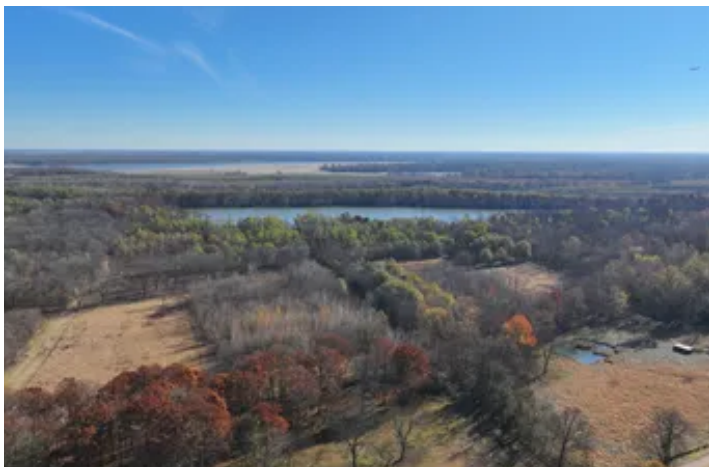
Brushy Lake Farm is just minutes from the Mississippi River, Storm Creek Lake, and the St. Francis National Forest, making it a prime location for outdoor adventure all year long.

Adding to its uniqueness, the property carries historical significance as well. The nearby city of Helena is rich in Civil War history, and over the years, several relics and artifacts have been discovered near Big Spring—offering a meaningful connection to the past.

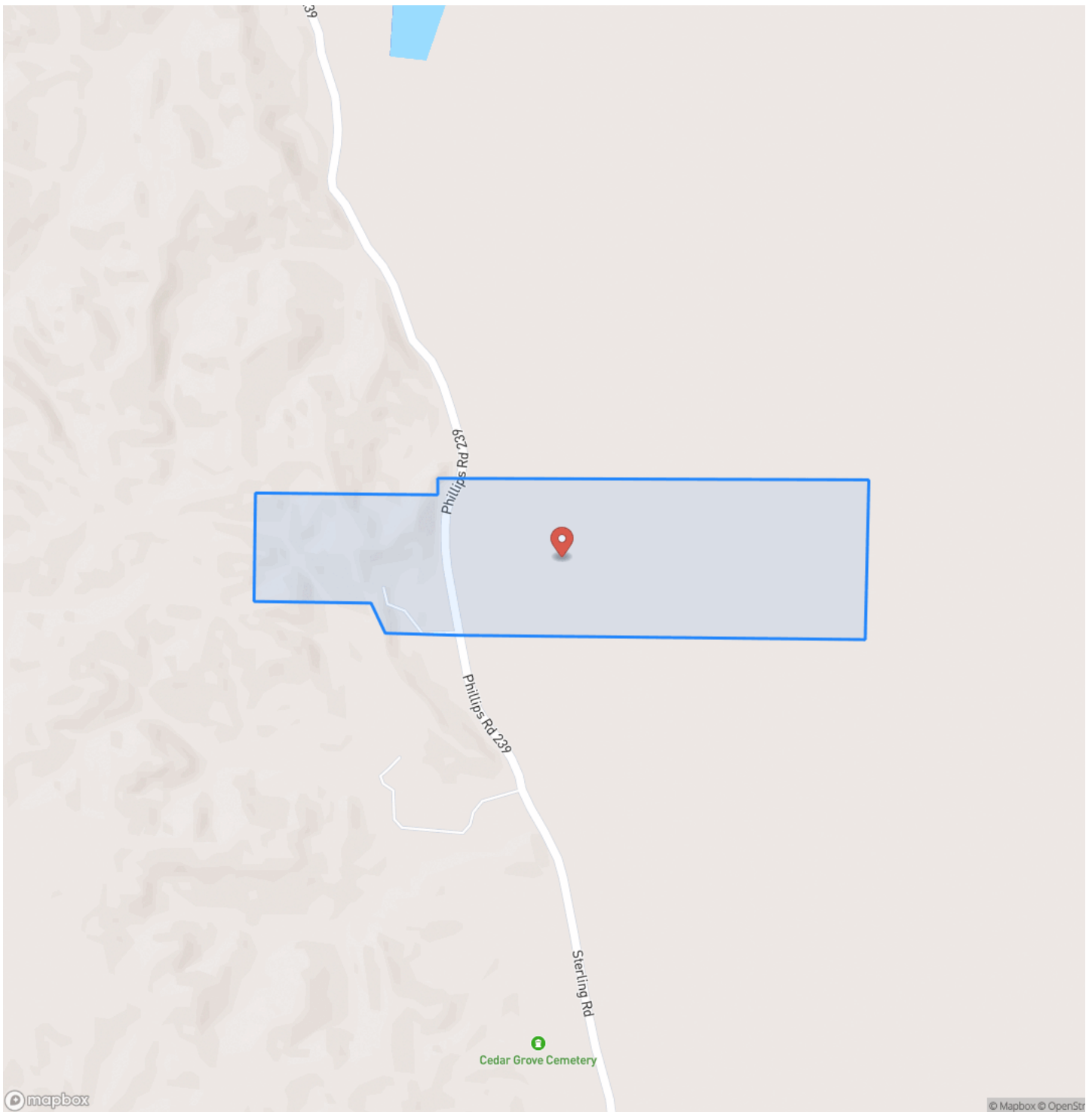
For more information or to schedule a visit, please contact **Robert Eason**.



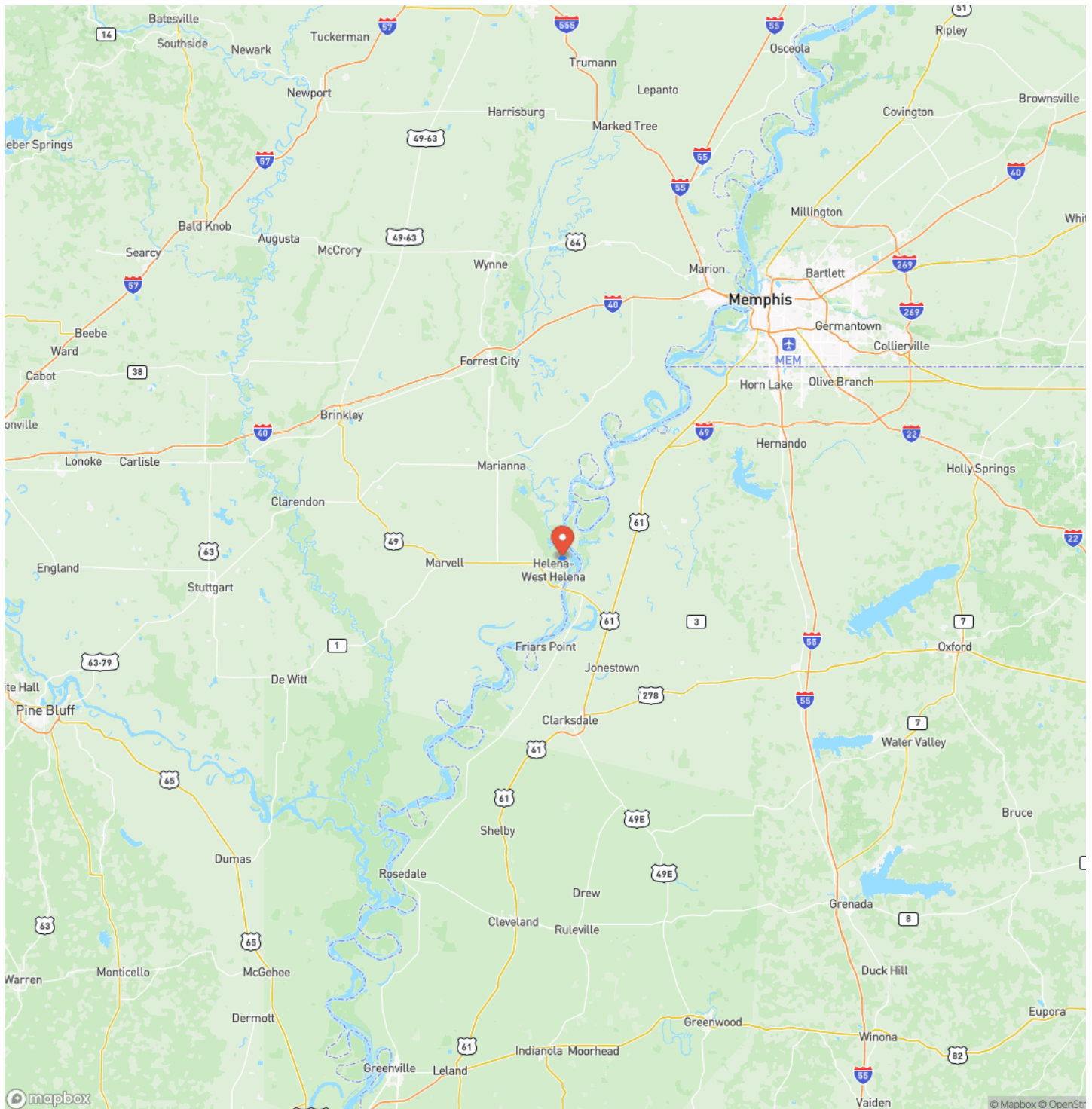
Brushy Lake Farm
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Locator Map



Locator Map



Satellite Map



Brushy Lake Farm
Helena, AR / Phillips County

LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

NOTES

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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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