

Cossatot Island
Cossatot
Lockesburg, AR 71846

\$580,000
116± Acres
Sevier County



Cossatot Island
Lockesburg, AR / Sevier County

SUMMARY

Address

Cossatot

City, State Zip

Lockesburg, AR 71846

County

Sevier County

Type

Riverfront, Timberland, Recreational Land

Latitude / Longitude

34.132947 / -94.231436

Acreage

116

Price

\$580,000

Property Website

<https://www.forestryrealestate.com/property/cossatot-island-sevier-arkansas/79724/>



PROPERTY DESCRIPTION

Located along the banks of the scenic Cossatot River, this 116 +/- acre property offers a rare blend of recreational opportunity, natural beauty, and investment potential. Known for its clear, fast-moving water, the Cossatot River provides outstanding fishing and floating, making this tract ideal for those seeking both relaxation and adventure. Well-maintained interior roads provide convenient access to and along the river, enhancing the property's functionality for recreation or future development. The timber consists of a mid-rotation pine plantation that has been thinned once, as well as a stand of mature native pine and hardwood, offering immediate and future income potential through timber harvest. Whether you're looking for a private family retreat, multiple cabin sites, or a combination of both, this property provides the space and flexibility to make it happen. With abundant wildlife, water access, and natural beauty, Cossatot Island is perfectly suited for hunting, fishing, floating, or simply enjoying the outdoors. Call Ray Galloway for more information.



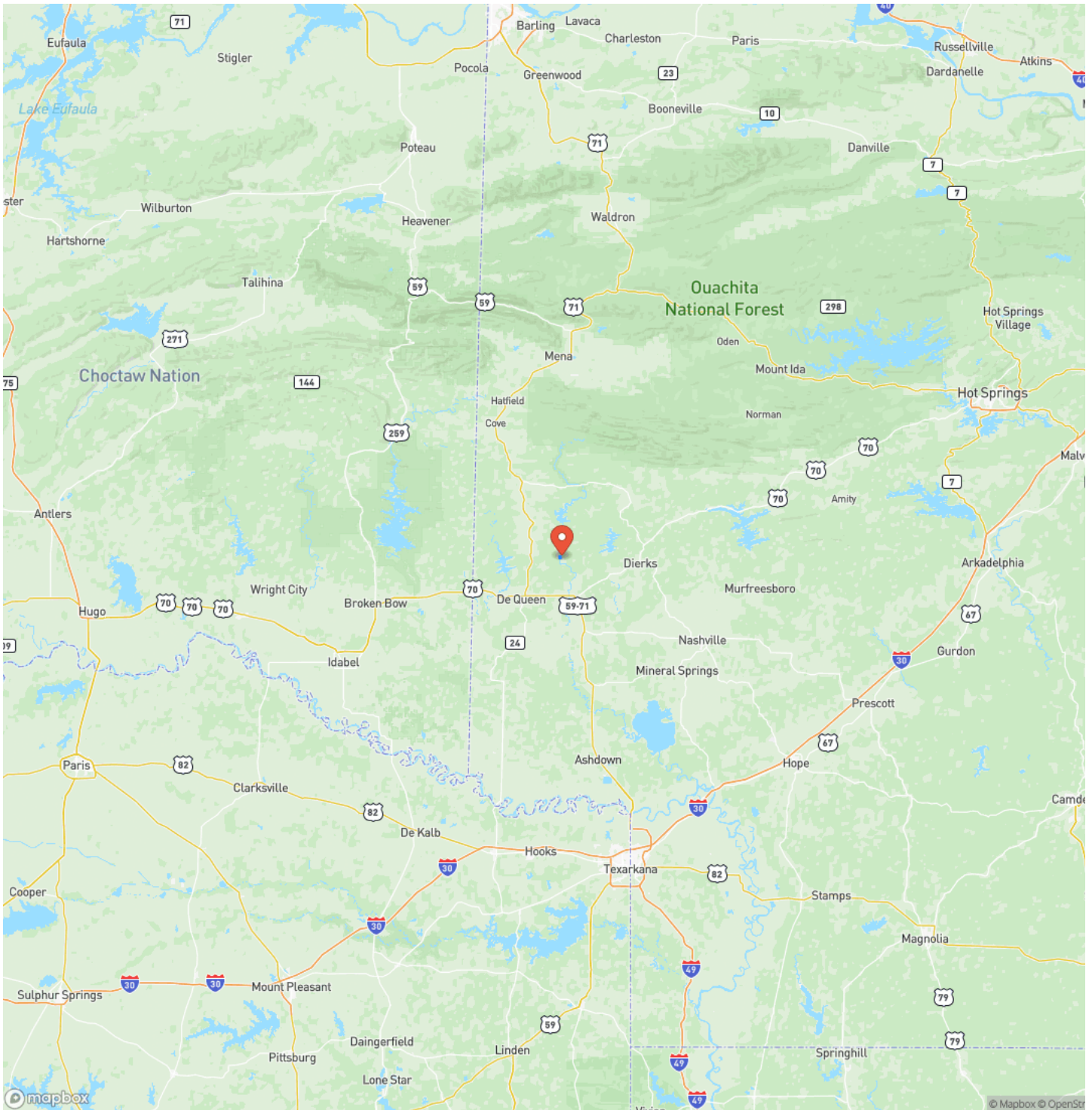
Cossatot Island
Lockesburg, AR / Sevier County



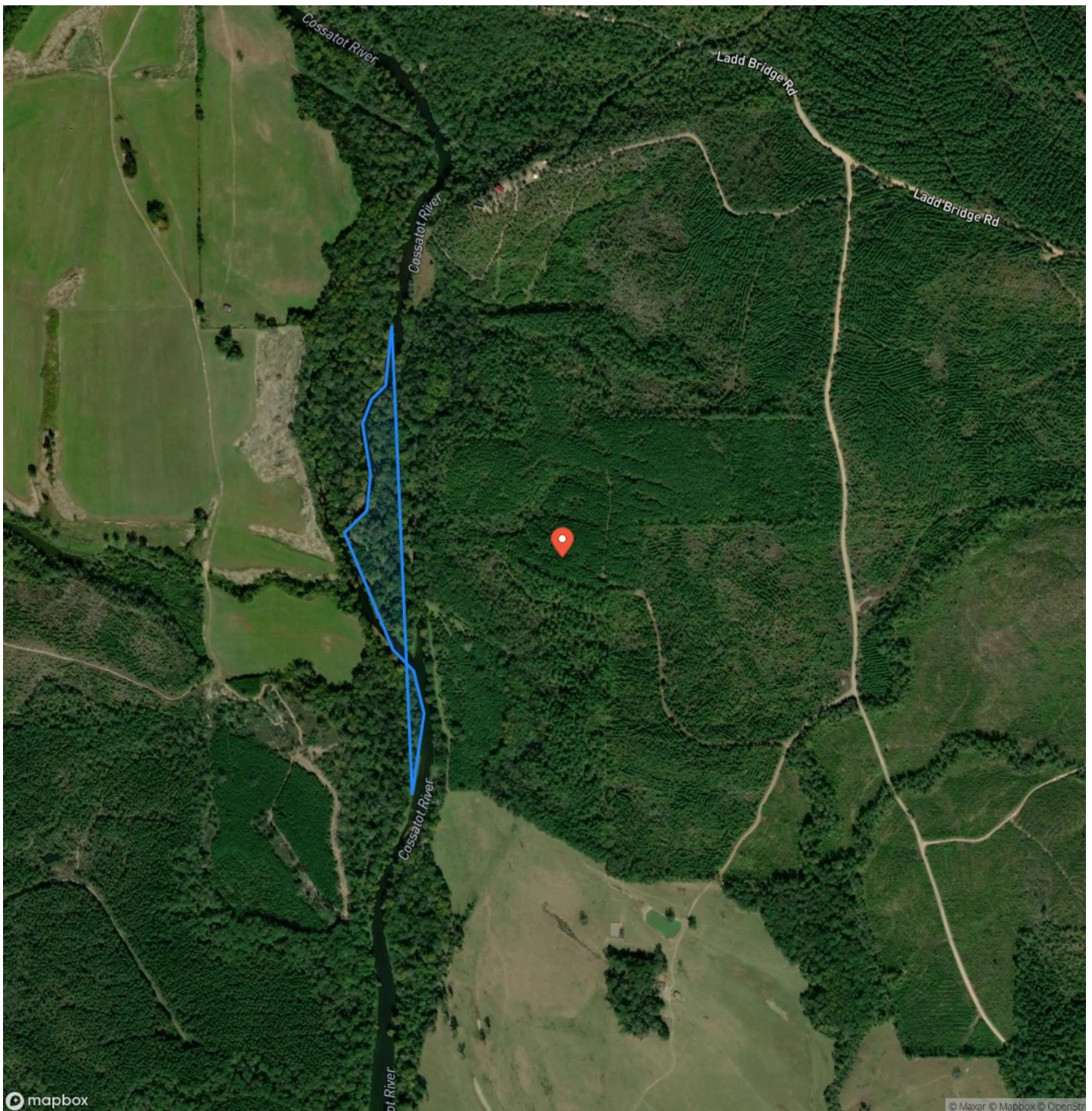
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Ray Galloway

Mobile

(903) 824-7692

Office

(501) 219-8600

Email

rgalloway@davisforestry.com

Address

216 Olive St., STE 201

City / State / Zip

NOTES

[illegible]

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:
www.forestryrealestate.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.



Davis DuBose Knight Forestry & Real Estate
1100 Asbury Rd.
Little Rock, AR 72211
(501) 219-8600
www.forestryrealestate.com

