

**East Jackson 23**  
1630 East Jackson Ave  
Monticello, AR 71655

**\$215,000**  
23± Acres  
Drew County



**East Jackson 23**  
**Monticello, AR / Drew County**

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**SUMMARY**

**Address**

1630 East Jackson Ave

**City, State Zip**

Monticello, AR 71655

**County**

Drew County

**Type**

Residential Property

**Latitude / Longitude**

33.622643 / -91.764719

**Dwelling Square Feet**

3,258

**Bedrooms / Bathrooms**

6 / 3

**Acreage**

23

**Price**

\$215,000

**Property Website**

<https://www.mossyoakproperties.com/property/east-jackson-23/drew/arkansas/101354/>



## **PROPERTY DESCRIPTION**

### **23 Acres of Privacy & Potential - Just Outside Monticello!**

If you've been searching for **privacy, space, and endless opportunity**, this 23-acre gem just outside Monticello city limits could be your perfect match!

Tucked away in a peaceful, wooded setting, this unique property offers the best of both worlds - **quiet country living with the convenience of town just minutes away**. The **home sits within city limits**, while the **expansive acreage stretches beyond**, giving you flexibility and freedom rarely found in one property. The land itself is a standout feature, complete with **beautiful ponds and natural surroundings**, making it ideal for recreation, livestock, or simply enjoying the outdoors.

The spacious home boasts **6 bedrooms, 3 bathrooms, and 3,258 sq ft**, offering plenty of room for a large family, multi-generational living, or even investment potential. While the home does need cosmetic updates, it has **great bones, a durable metal roof**, and is ready for your vision to bring it back to life.

Additional features include **outbuildings** for storage, workshops, or hobby use - adding even more value and versatility.

#### **Property Highlights:**

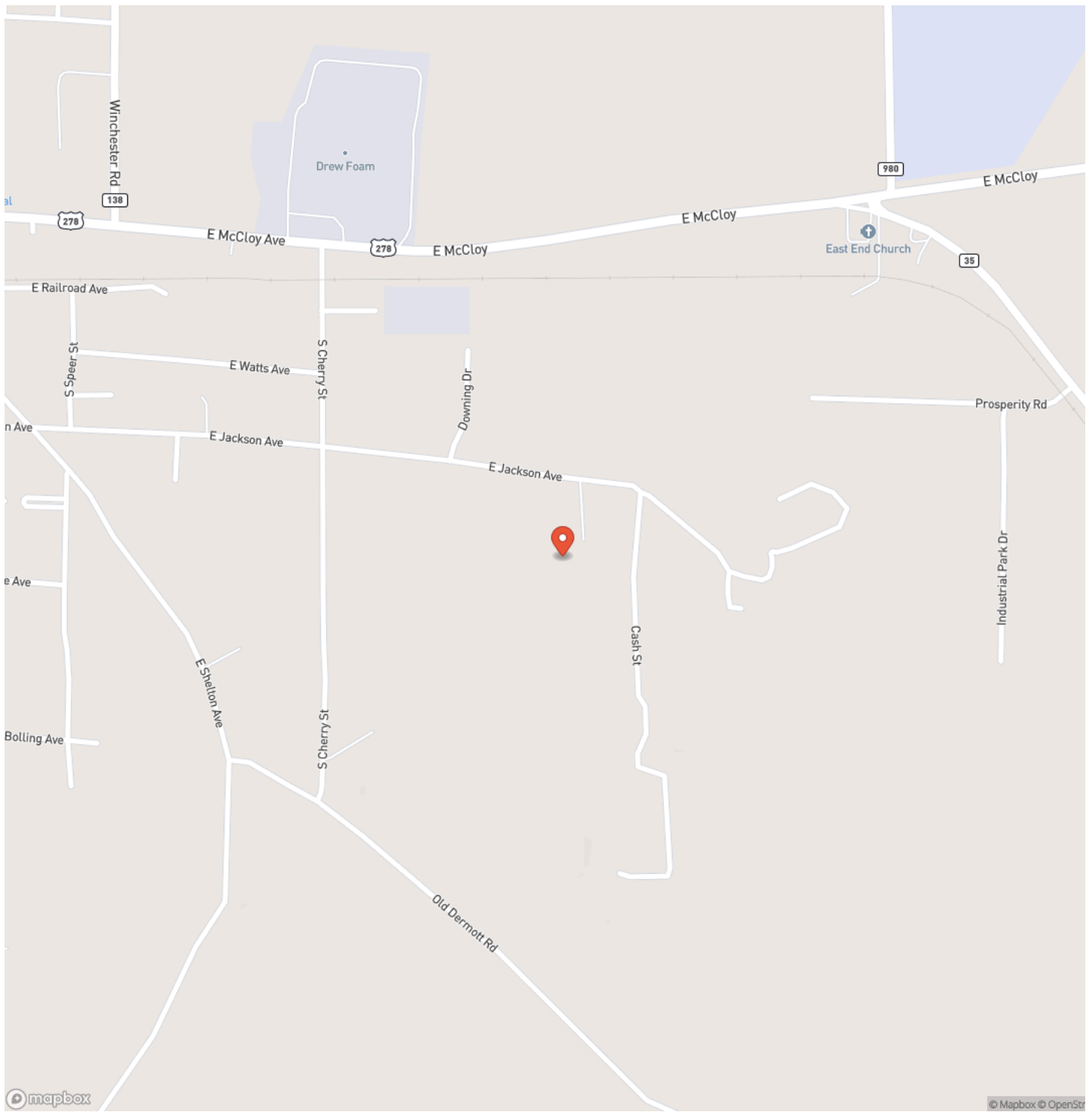
- 23 acres with ponds
- Home inside city limits; land outside
- 6 bed / 3 bath / 3,258 sq ft
- Solid structure with metal roof
- Outbuildings included
- Private, wooded setting
- Priced to sell

Whether you're looking for a **private homestead, investment opportunity, or a property to customize into your dream estate**, this one has the potential to become something truly special.

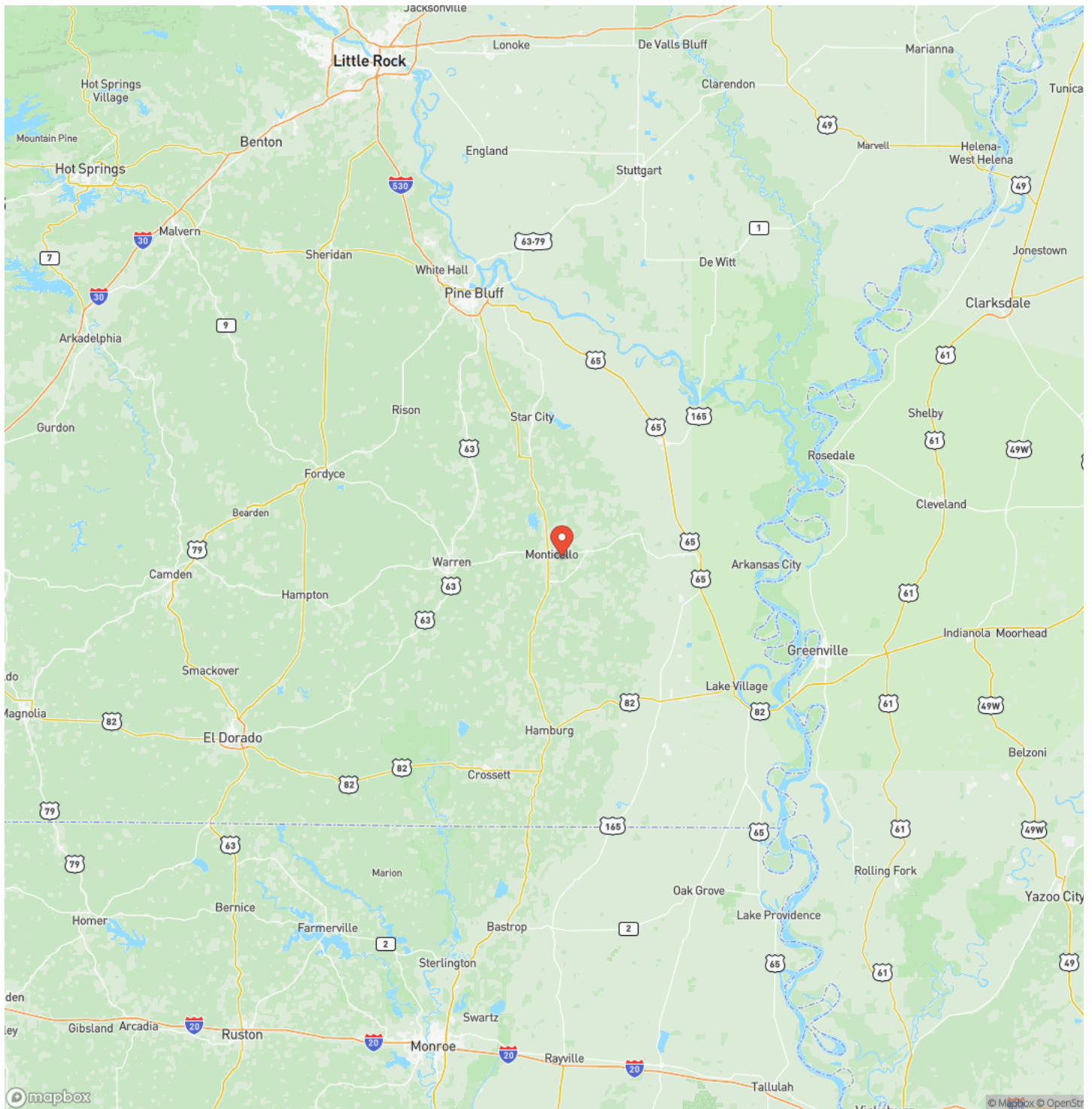
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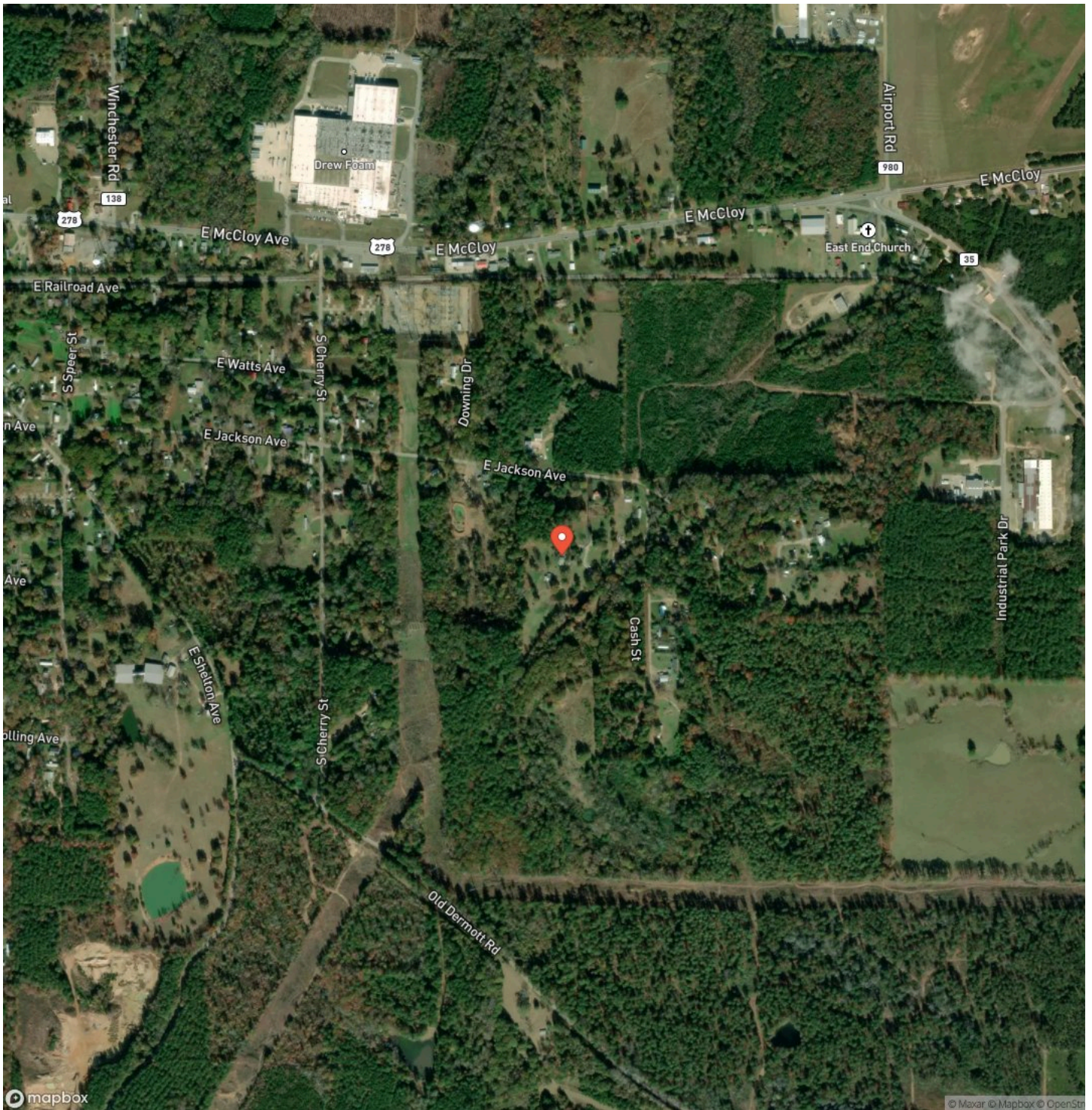
# Locator Map



# Locator Map



## Satellite Map







## **DISCLAIMERS**

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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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**Mossy Oak Properties Field, Farm, and Homes**

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