

160± ACRES
HEMPSTEAD COUNTY, AR
TRACT 3 | \$560,000



SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATESM

OFFICE (479) 588-1034 | WWW.SMALLTOWNPROPERTIES.COM

THE HEMPSTEAD 160 | TRACT 3

PROPERTY PROFILE

LOCATION:

- Hempstead 272
McCaskill, AR 71847
- Hempstead County
- 3.6± Miles N of McCaskill
- 12.5± Miles E of Nashville
- 24± Miles NW of Prescott
- 24± Miles N of Hope
- 32± Miles NE of Millwood Lake
- 37± Miles S of Lake Greeson
- 119± Miles SW of Little Rock
- 230± Miles NE of Dallas, TX

COORDINATES:

- 33.9566, -93.6274

TAX INFORMATION:

- 001-06274-000: \$81
- 001-06415-000: \$157

PROPERTY USE:

- Hunting
- Recreational
- Potential Hunting Club
- Timber Investment

PROPERTY INFORMATION:

- 160± Total Acres
- 80± Acres of Pines
- 80± Acres of Mixed Timber
- Abundant Wildlife
- Stony Creek Frongae
- Additional Acreage Available



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LUKE ALSTON, ALC

EXECUTIVE BROKER - AR

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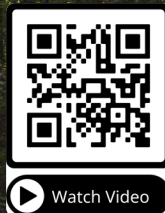
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WELCOME TO THE HEMPSTEAD 160 | TRACT 3

WELCOME TO THE HEMPSTEAD 160, LOCATED NEAR MCCASKILL, ARKANSAS, IN NORTHWEST HEMPSTEAD COUNTY. The Hempstead 160, also known as Tract 3, is the northern tract of the Hempstead 480 and offers some of the finest natural growth that can be found in this area. Harvest this ready-to-go resource for an immediate return on your investment!

A north-to-south running ridge is an excellent place for the local turkeys to roost, along with some bottomland full of hardwood timber, making this property a true find for the hunter looking for a guaranteed spot to harvest some game. Of the total 160± acres, the southern 80± are all bottomland and covered in 20± year-old pine timber ready for thinning. The southern half of the land has Stony Creek running through it for year-round live water for recreation and wildlife. The Stony Creek frontage is a great feature to help keep your wildlife sustainable on this tract.

[CLICK HERE](#) OR SCAN THE CODE TO WATCH A VIDEO



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MORE ABOUT THE HEMPSTEAD 160 | TRACT 3

Tract 3 is an outstanding property for immediate and future timber income and opportunities to harvest game consistently. Tract 3 is a solid choice! Combine Tract 3 with either of the two surrounding 160± acre tracts and have a dream place to enjoy for generations to come.

Contact Luke Alston today to schedule a private showing and experience #TheSmallTownWay!



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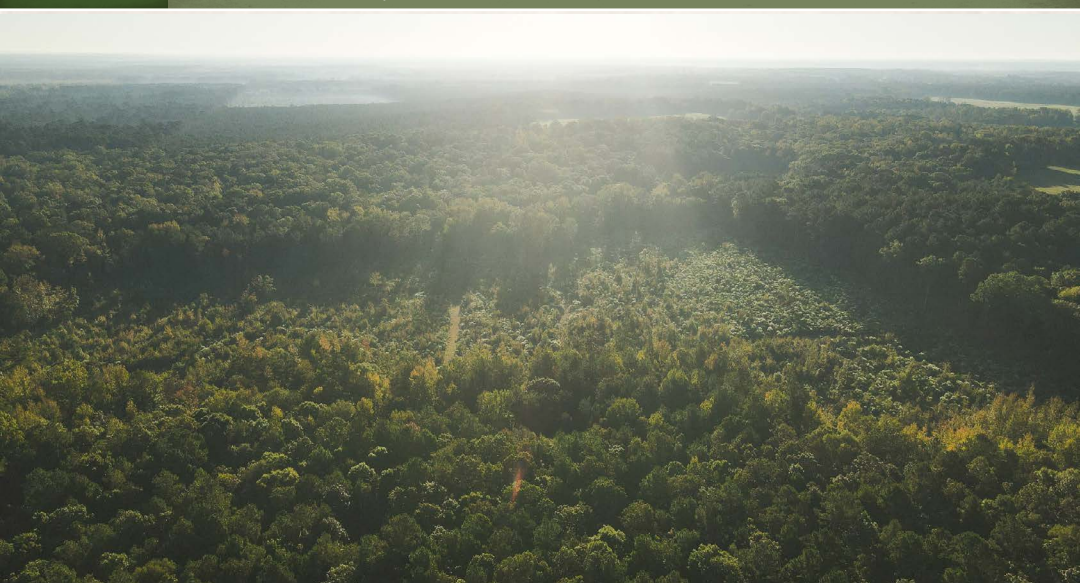
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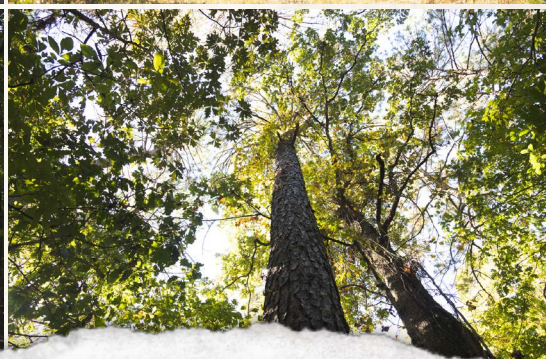
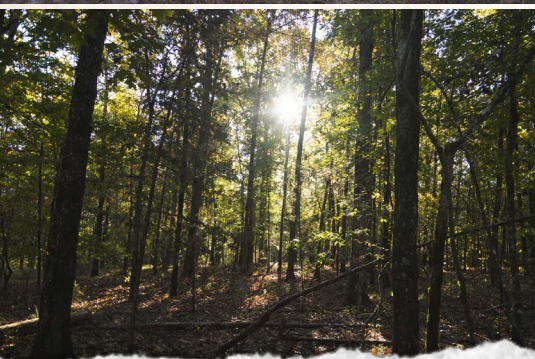
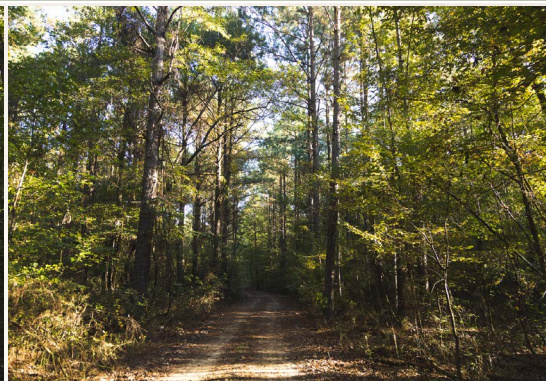
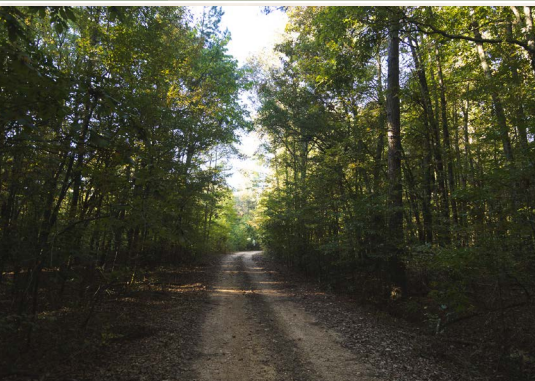
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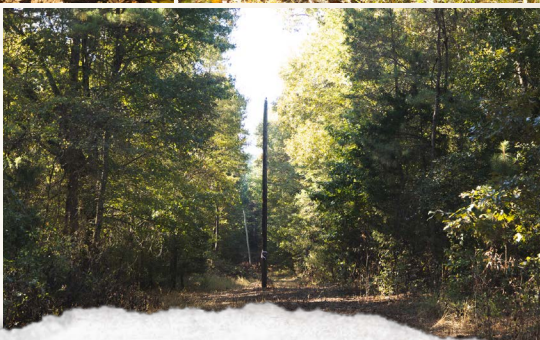
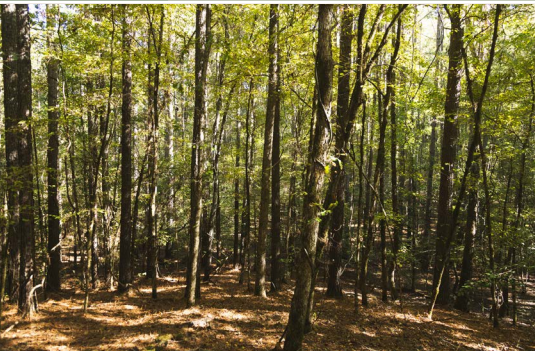
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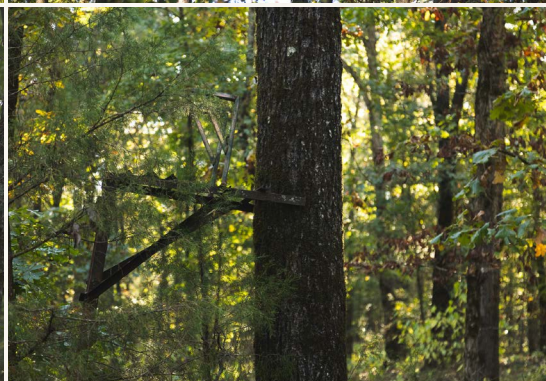
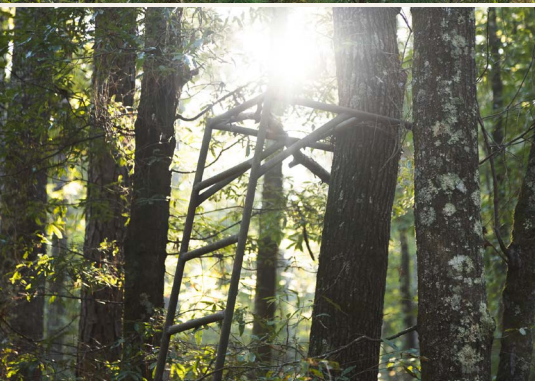
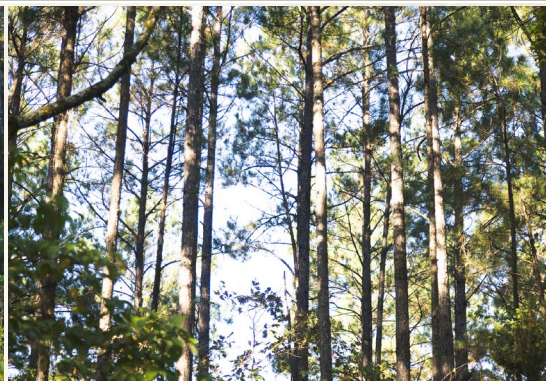
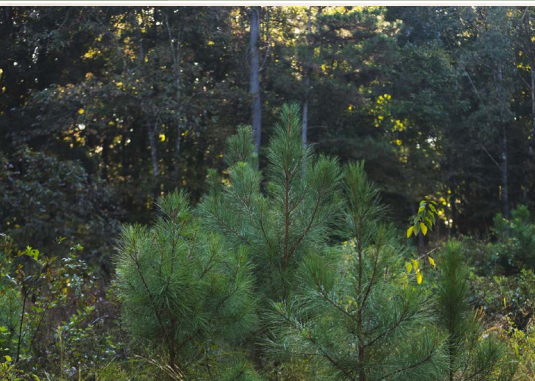
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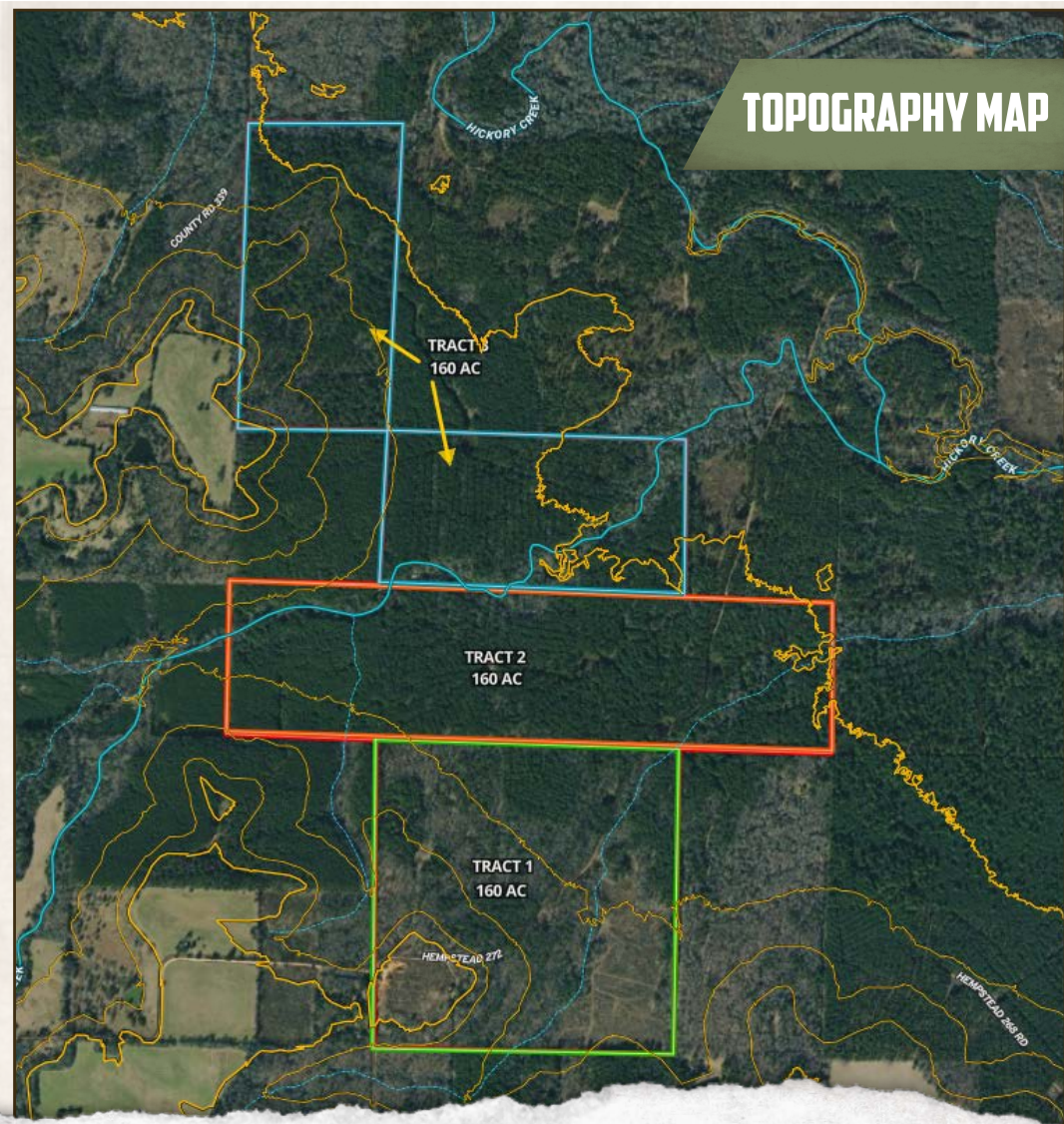
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TOPOGRAPHY MAP



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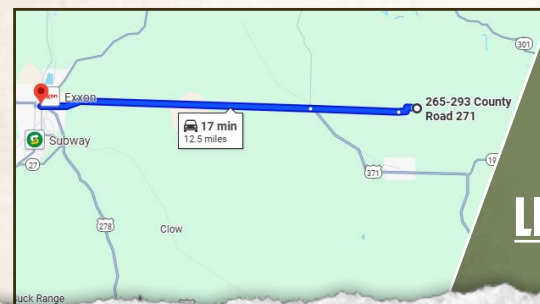
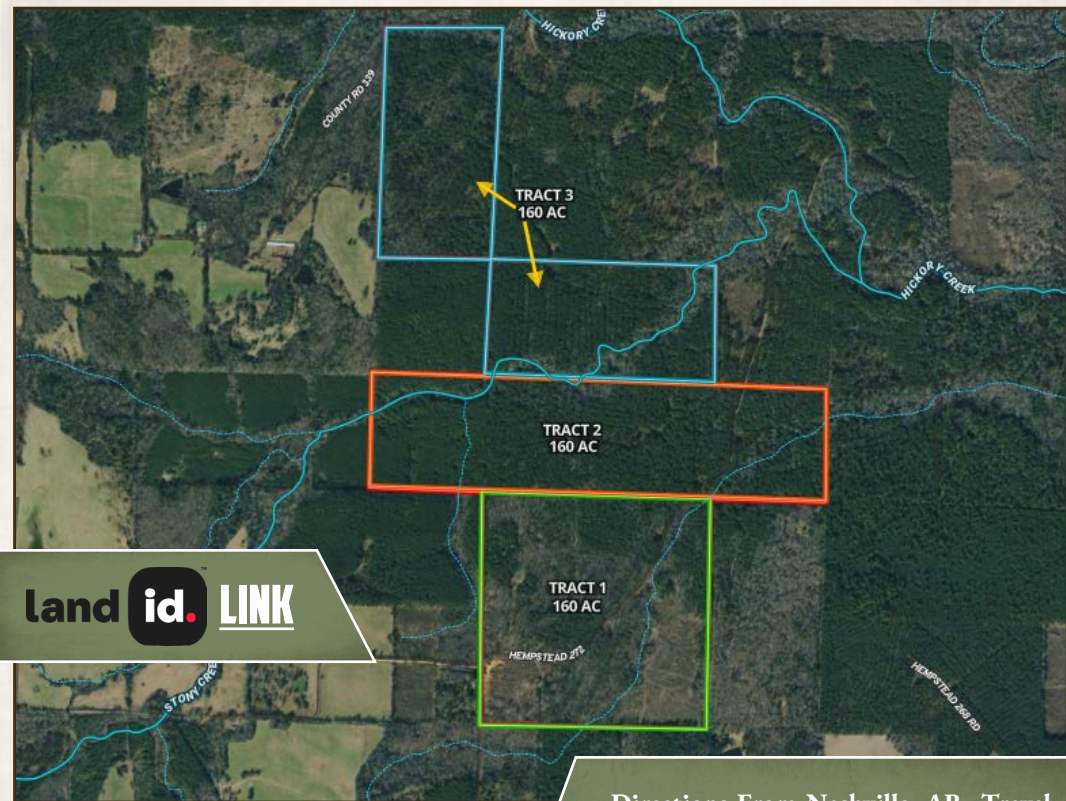
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Directions From Nashville, AR: Travel 8.6 miles south on US-371. Take a slight left on Hempstead 29 and continue 2.9 miles. Turn left on Hempstead 272 and proceed 0.7 miles to the gate where Hempstead 272 and 271 meet.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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