



SMALLTOWN

HUNTING PROPERTIES
& REAL ESTATESM

194± ACRES
POLK COUNTY, AR
\$1,250,000

IN THE OUACHITA MOUNTAINS

194± ACRES OFF POLK ROAD 615

PROPERTY PROFILE

LOCATION:

- Polk Road 615
Mena, AR 71953
- Accessed via Deeded Easment
- Polk County
- 3.2± Miles SW of Big Fork
- 4.4± Miles NE of the
Wolf Pen Gap East Trailhead
- 22.3± Miles SE of Mena
- 60± Miles SW of Lake Ouachita
- 75± Miles W of Hot Springs
- 137± Miles W of Little Rock

PROPERTY USE:

- Potential Home/Camp Sites
- Hunting
- Recreational
- Investment

COORDINATES:

- 34.468619, -93.990445

PROPERTY INFORMATION:

- 194± Gated Acres
- National Forest Boundary
- Butcherknife Creek Frontage
- Several Year-Round Springs
- Powerline
- Abundant Wildlife
- Hunting Stands & Feeders
- Established Trail System
- Electricity On-Site

TAX INFORMATION:

- 0000-01197-0000 \$39
- 0000-01208-0000 \$32
- 0000-01210-0000 \$38
- 0000-01211-0000 \$76



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NICK PATE

LAND SPECIALIST

C: 479-234-3288

O: 479-588-1034

nick@smalltownproperties.com

5607 Highway 71 South - Cove, AR 71937

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Information is believed to be accurate but not guaranteed.

WELCOME TO 194± ACRES OFF POLK ROAD 615

LOCATED IN THE HEART OF THE BEAUTIFUL OUACHITA MOUNTAINS NEAR BIG FORK, ARKANSAS, THIS EXCEPTIONAL 194± ACRE MOUNTAIN TRACT OFFERS OUTSTANDING RECREATIONAL OPPORTUNITIES, YEAR-ROUND WATER, ABUNDANT WILDLIFE, AND THE PRIVACY THAT SERIOUS LANDOWNERS DESIRE. With its own mountain and multiple ridges dropping down into the valleys below, the property's terrain provides incredible views, diverse habitat, and a true backcountry feel.

Access to this tract begins off Polk County Road 615, where you turn onto a 30-foot-wide deeded easement leading to a very well-built entrance gate. The property features secure gates at all access points, offering excellent privacy and security for the landowner while maintaining controlled entry.

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



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MORE ABOUT 194± ACRES OFF POLK ROAD 615

One of the most desirable features of the land is that it borders the Ouachita National Forest, providing direct access to thousands of additional acres of public land to explore and hunt. Having a national forest as a neighbor also helps ensure the surrounding area remains natural and undeveloped.

A very well-developed trail system provides easy access throughout the land. The trails wind along the ridges, through the hardwood bottoms, and across the mountain terrain, making it simple to navigate by ATV, side-by-side, or on foot.

Butcherknife Creek, a beautiful live-water feature, meanders through the heart of the property, serving as the centerpiece of the land. The creek is fed by multiple year-round streams originating on the property, creating a consistent water source that flows throughout the seasons. Along the creek are several deep swimming holes and clear pools, making it a great place to cool off during the warmer months while also providing a reliable water source for wildlife.

For the outdoorsman, this property is truly a hunter's paradise! The land supports an abundant



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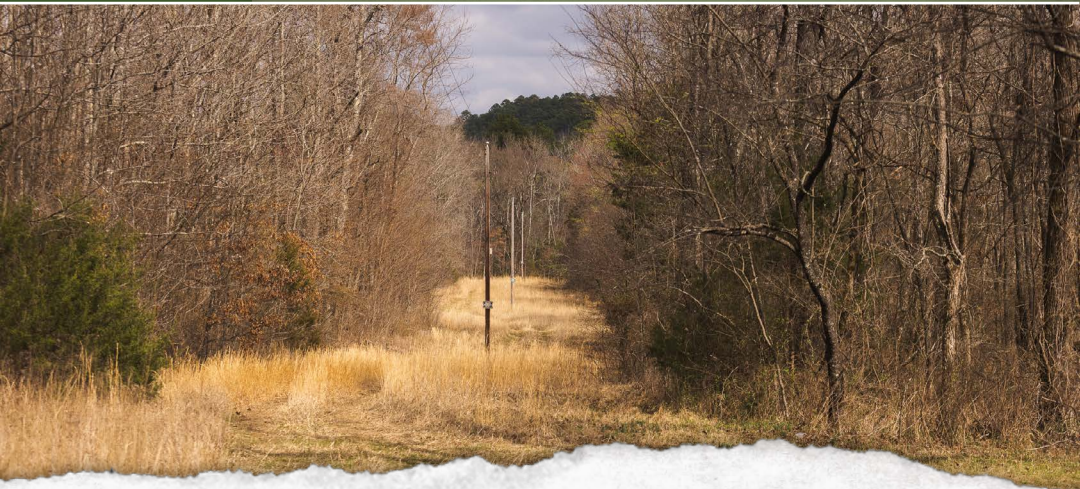
MORE ABOUT 194± ACRES OFF POLK ROAD 615

population of whitetail deer, black bears, wild turkeys, and small game, thanks to the diverse terrain, natural cover, and dependable water sources. Several hunting stands and feeders are already strategically placed throughout the property and will convey with the sale, providing a turnkey hunting setup for the next owner.

A powerline runs through the property, offering convenient access to electricity for anyone considering building a cabin, hunting lodge, or mountain retreat. The cleared powerline also creates an excellent long-range hunting location, providing great lines of sight and natural travel corridors for wildlife.

With the combination of private mountain terrain, year-round water, national forest boundaries, secure gated access, established trails, and excellent hunting, this Polk County property offers endless possibilities for recreation, hunting, or building your dream mountain getaway. Properties of this size and quality in the Big Fork area of the Ouachita Mountains are a rare find.

**Take advantage of a unique opportunity; call
Nick Pate today to schedule a private tour!**



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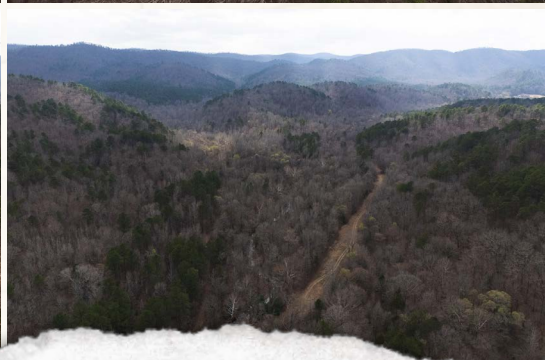
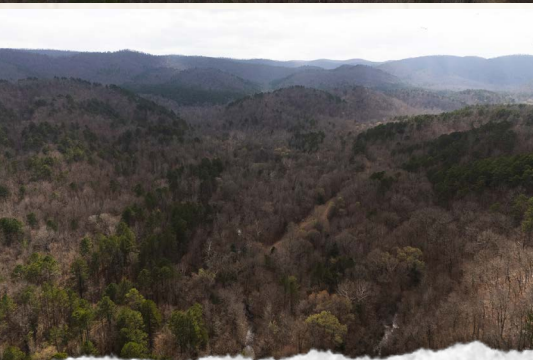
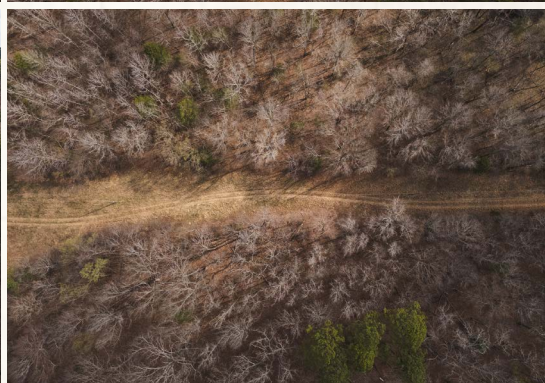
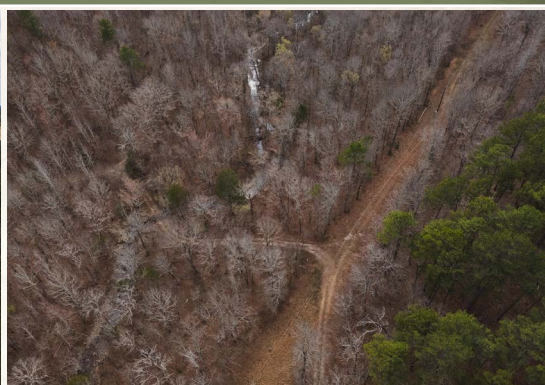
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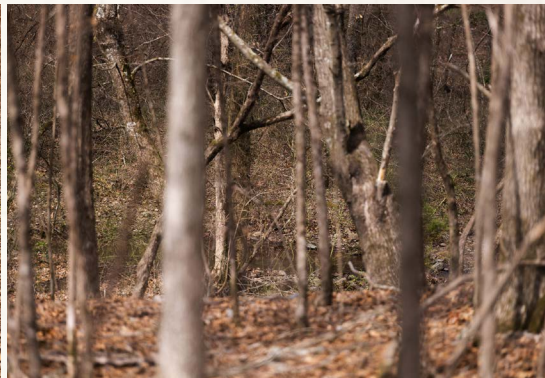
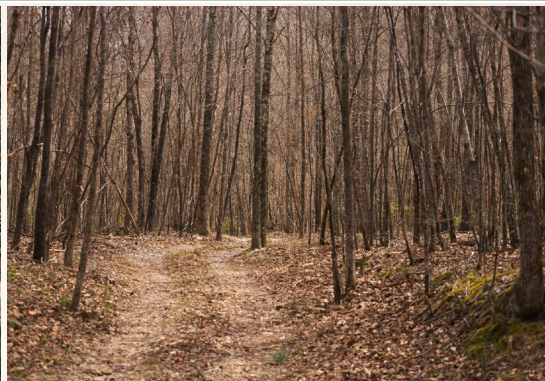
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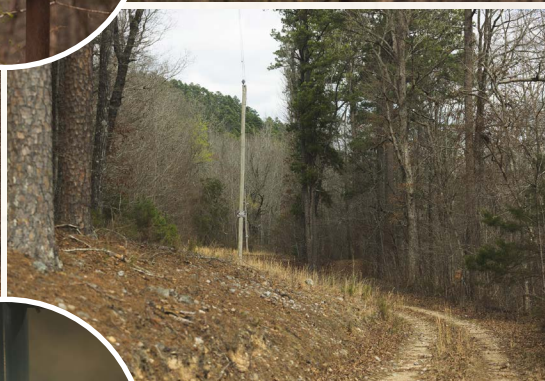
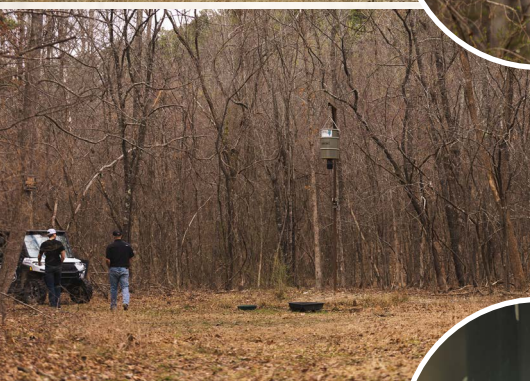
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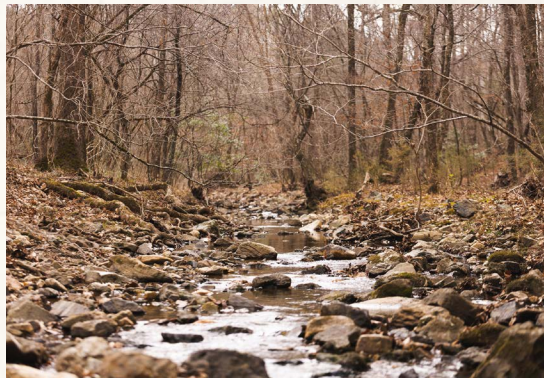
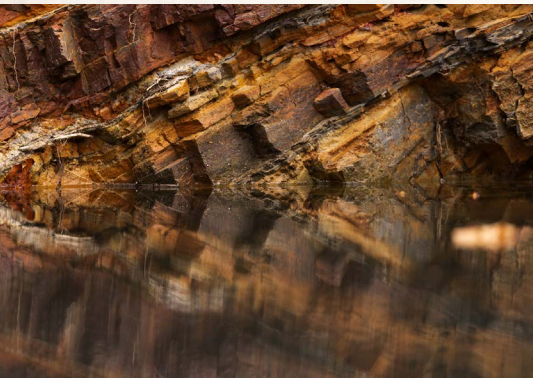
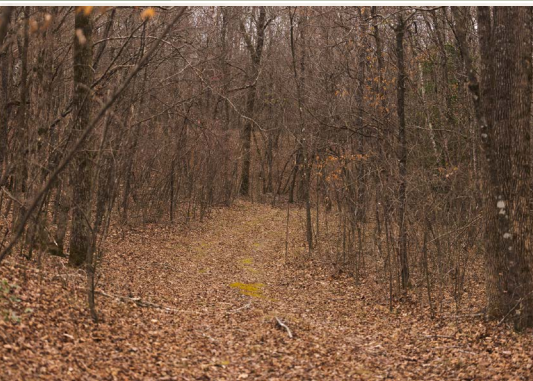
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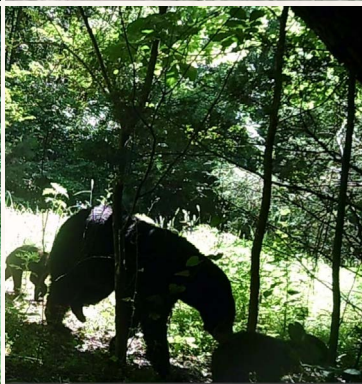
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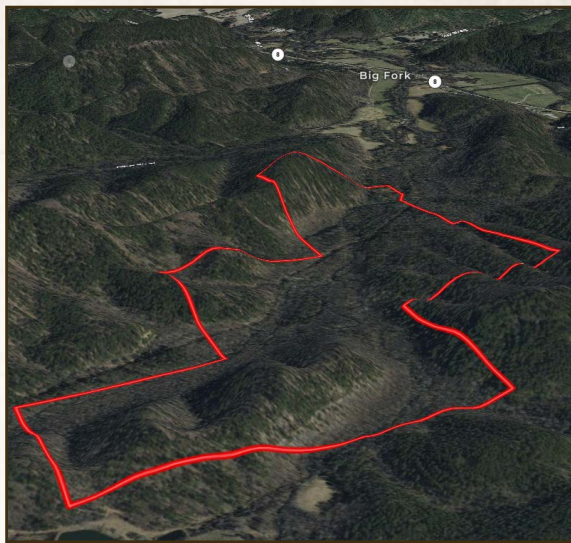
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3D MAPS



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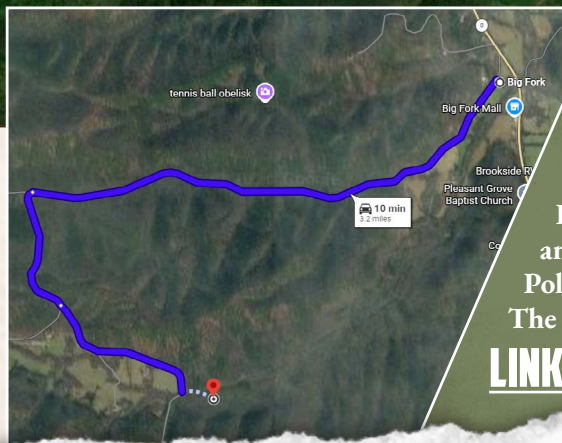
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land **id.** LINK



Big Fork

8

8

ATLANS RD

Directions From Big Fork, AR:
Travel 2 miles southwest on Polk Road 61. Turn left on Polk Road 84 and continue 0.5 miles. Turn left on Polk Road 615 and proceed 0.7 miles. The entrance to the property is on the left.

LINK TO GOOGLE MAP DIRECTIONS



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