

Welcome to
**THE LODGE AT THE OUACHITA
GOLF COURSE AND COUNTRY CLUB**



**2852 HWY 88 EAST
MENA | POLK COUNTY, AR**
A HOME ON 20.51± ACRES | \$699,000



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

2852 HWY 88 EAST

PROPERTY PROFILE

LOCATION:

- 2852 Hwy 88 East
Mena, AR 71953
- Borders 2 Sides of the Ouachita
Golf Course & Country Club
- Polk County
- 1.5± Miles E of Mena City Limits
- 5± Miles SE of the Trails at Mena
Mountain Bike Park
- 11± Miles E of Lake Wilhelmina
- 16± Miles SE of the Queen
Wilhelmina State Park
- 63± Miles W of Lake Ouachita
- 70± Miles W the Hot Springs
National Park
- 68± Miles SE of Fort Smith
- 257± Miles NE of Dallas, TX

COORDINATES:

- 34.58245, -94.1742

PROPERTY USE:

- Residential
- Event Venue
- Recreational
- Potential Rental Income

TAX INFORMATION:

- \$1,105; Less \$675
Homestead Credit
- Parcel: 0000-04200-000



LUKE ALSTON, ALC | EXECUTIVE BROKER - AR
MANAGING BROKER - OK, ASSOCIATE BROKER - LA
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PROPERTY PROFILE

PROPERTY INFORMATION:

- 20.51± Surveyed Acres
- 0.75± Acre Pond
- 2,726± SqFt Western Cedar Home
 - 4 Bedrooms/2 Bathrooms
 - Large Laundry Room with Pantry
 - Custom Tile Bathrooms & Laundry
 - Granite Countertops
 - Copper Bathroom Sinks
 - Hand Scraped Hardwood Flooring
 - Vaulted Ceilings
 - Custom Rock Fireplace with Wood Burning Country Flame Insert
 - New Seamless Gutters
 - New Architectural Shingle Roof in 2026
 - Tankless Hot Water Heater
 - Gun Safe
 - In-Floor Safe
- 584± SqFt 2-Car Attached Garage
 - Jeep Roof Lift in Garage
- 1,450± SqFt Back Deck
 - Hot Tub
- Gazebo
 - Electricity
 - New Architectural Shingle Roof in 2026
- 25' x 37' Western Cedar Shop
 - Electricity
 - Concrete Floors
 - Storage Shelves
 - Hobby or Golf Cart Storage
 - 2 Double Doors
- 30' x 40' Shop
 - Metal Roof
 - Electricity: 220V with Separate Meter
 - Exterior Frost Free Water Spigots
 - Concrete Floors
 - 3 Bays with 2 Access Doors
 - Ceiling Fans
- Garden Shed
 - Electricity with Outlets
 - Window A/C
 - New Architectural Shingle Roof in 2026
 - Work Bench
 - Shelves with Grow Lights
- Established Raised Bed Garden
- New Well House/Storage Shed
 - Quick Switch to Change from Well to City Water
 - Newly Installed Hand Pump
- Mature Pines & Hardwoods
- Established Building Pads for Shed/Coop
- No Restrictions
- Pet Gazebo
- Animal Pen with Dog Door Access
- RV Shed
- Owner/Agent



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WELCOME TO 2852 HWY 88 EAST

INTRODUCING THE LODGE AT THE OUACHITA GOLF COURSE AND COUNTRY CLUB IN POLK COUNTY, ARKANSAS. The lodge is a rustic-modern, four-bedroom, two-bathroom home containing 2,726± square feet of living space. Nestled on 20.51± acres in Mena, the property borders the golf course on two sides. Enjoy living within 1± mile of the Mena city limits, where you will have quick access to food and grocery delivery or trips into town. The home sits at the back of the property among large, mature pines and hardwoods, where you can enjoy privacy and seclusion.

Inside the main living space, you will find a custom rock, wood-burning fireplace with a Country Flame insert as the focal point. Access the expansive back deck through sliding patio glass doors or enjoy lots of natural light through large picture windows. The vaulted ceilings provide a spacious open living room with easy access to the back deck, garden, lawn, and gazebo. Enjoy large gatherings on the deck with plenty of shade. If you enjoy gardening, you'll love having both raised beds and a small open garden space that is adjacent to the garden shed.



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MORE ABOUT 2852 HWY 88 EAST

The flow from the back deck and gazebo provides many areas to entertain. The gazebo has electricity and has been used as a grilling area/outdoor kitchen where guests gather or come and go with easy access to the home's large kitchen. The kitchen has a large contrasting black bar that provides a workspace, lots of storage, and additional seating. New updates include a granite sink with a pull-down kitchen faucet and garbage disposal and black stainless appliances. The large picture window overlooks the back deck and is the perfect place to watch the sunrise over breakfast or morning coffee.

The primary bedroom and bathroom are separate from the other three bedrooms and have direct access to the back deck and hot tub. A large laundry room has pantry cabinets and room for an extra fridge or freezer. A formal dining room can be used for dining or additional living space. The alcove in the hall between the dining room and kitchen is the perfect coffee bar space.

In addition to the garden shed, there are two shop buildings for his and her hobbies. The 30' x 40' shop was built in 2021 and offers three roll-up doors/bays, a concrete floor and apron, electricity, and water near the exterior door. It could be used commercially, as it sits on the front acreage nearest Highway 88 East. The western cedar shop near the home makes a great hobby shop, additional storage, or the perfect place to house your golf cart or ATV and other recreation essentials.



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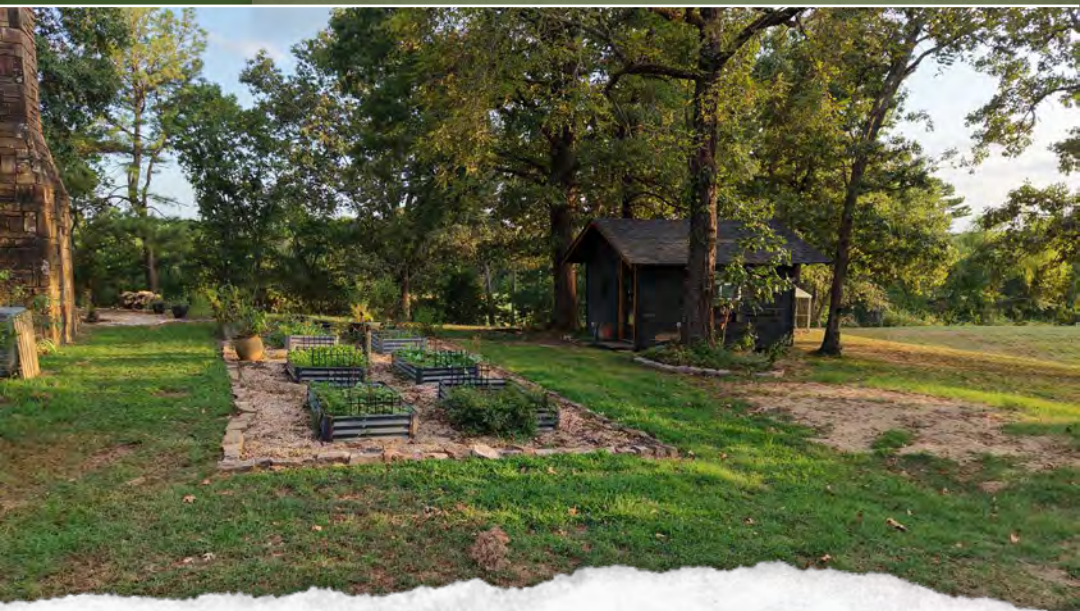
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MORE ABOUT 2852 HWY 88 EAST

In addition to municipal water, you can easily switch to well water from inside the well house/storage shed or use the newly installed hand pump. There are two established pads for a playhouse, chicken coop, or additional shed. The dog gazebo sits under large hardwood trees and provides a great space for your furry friends. An additional fenced pen is attached to the wood shop with doggie door access. The property has no restrictions, so horses and other livestock are allowed.

The lodge has had many recent updates and added amenities. It is a great place for recreation with 20.51± acres to roam, easy access to your daily golf game, a 0.75± acre pond, an RV shed, and tons of outdoor space for entertaining or just enjoying the beauty of the Ouachitas.

Contact Luke or DeeDee Alston today to schedule a private showing and experience #TheSmallTownWay.
This property is agent-owned.



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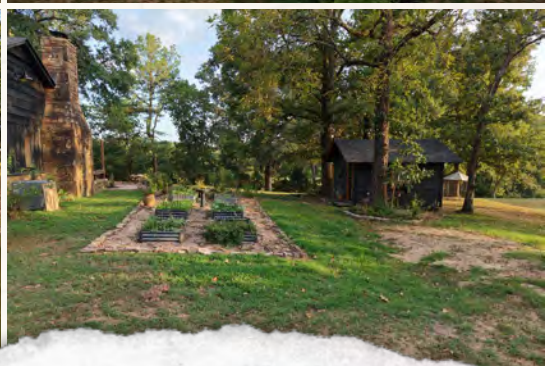
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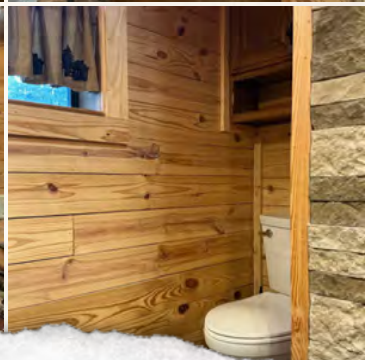
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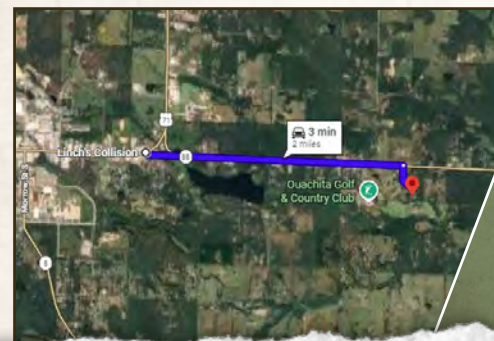
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land id. LINK



Directions From Mena, AR: Travel north on Hwy 71 for 1.5 miles. Take a slight right turn onto Hwy 88 East and continue for 2 miles to the property's driveway at the corner of the Ouachita Golf & Country Club golf course.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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