

**Mystic Mountain**  
5467 Boat Mountain RD  
Harrison, AR 72501

**\$449,000**  
8.78± Acres  
Newton County



**Mystic Mountain  
Harrison, AR / Newton County**

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**SUMMARY**

**Address**

5467 Boat Mountain RD

**City, State Zip**

Harrison, AR 72501

**County**

Newton County

**Type**

Recreational Land, Residential Property, Business Opportunity

**Latitude / Longitude**

36.113349 / -93.045505

**Taxes (Annually)**

\$450

**Dwelling Square Feet**

2,350

**Bedrooms / Bathrooms**

3 / 3

**Acreage**

8.78

**Price**

\$449,000

**Property Website**

<https://www.mossoakproperties.com/property/mystic-mountain/newton/arkansas/105034/>



## **Mystic Mountain**

### **Harrison, AR / Newton County**

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#### **PROPERTY DESCRIPTION**

Embrace the allure of Mystic Mountain, an exceptional 8.78-acre property in Harrison, Arkansas, offering a captivating blend of recreational land, residential charm, and business potential. This unique offering features a beautifully crafted 3-bedroom, 3-bath cabin, with lounge area, bonus room and full basement, built in 2016, with a distinctive craftsman and cabin architectural style. Whether you envision a serene personal retreat, an active outdoor lifestyle, or a strategic business venture, this property provides an idyllic setting to bring your aspirations to life.

#### **Location**

Nestled in Newton County, this property enjoys the scenic beauty and peaceful atmosphere of the Arkansas landscape, while remaining conveniently accessible to the city of Harrison. The area is served by the highly regarded Harrison school district, making it an attractive location for various lifestyles.

#### **Land and terrain**

The 8.78 acres of Mystic Mountain present a diverse landscape, characterized by brush, grassed areas, and land in its natural state. The terrain offers a mix of possibilities for exploration and development, with a creek adding to the natural charm and providing a water source. The property also features pasture land, perfect for equestrian pursuits or other agricultural interests.

#### **Improvements and infrastructure**

The heart of this property is a stunning 3-story cabin, constructed in 2016 with durable board & batten siding and a metal roof. Inside, the home boasts a thoughtful layout with carpet, laminate, and luxury vinyl flooring. The kitchen is equipped with modern appliances including a dishwasher, disposal, electric cooktop, electric oven, and a free-standing refrigerator. The foundation is a concrete perimeter supporting a full, finished basement with walk-out and walk-up access, offering ample storage space. Exterior features enhance outdoor living with a barbecue area, fire pit, lighting, an outdoor grill, and rain gutters. The property is secured with gate and wire fencing.

#### **Water and utilities**

Reliable public water service is connected to the property, ensuring convenience. Utilities are robust, with cable and electricity connected, and the benefit of underground utilities. The home is climate-controlled with central heating and cooling provided by a heat pump, and utilizes an electric water heater.

#### **Wildlife and vegetation**

Mystic Mountain is a haven for wildlife enthusiasts, with a rich ecosystem supporting bear, dove, hogs, small game, turkey, and whitetail deer. The diverse vegetation, including brush, grassed areas, and natural state land, provides ideal habitats for these species.

#### **Current and potential use**

Currently utilized for farming, grazing, mixed use, recreation, and residential purposes, this property offers incredible versatility. Its potential uses extend to include further farming, highway/tourist services, and expanded recreational opportunities. With existing pasture amenities, it's also well-suited for equestrian activities. Recreation abounds with ATV trails, bike trails, bird watching, equestrian trails, hiking trails, and hunting all available on or near the property.

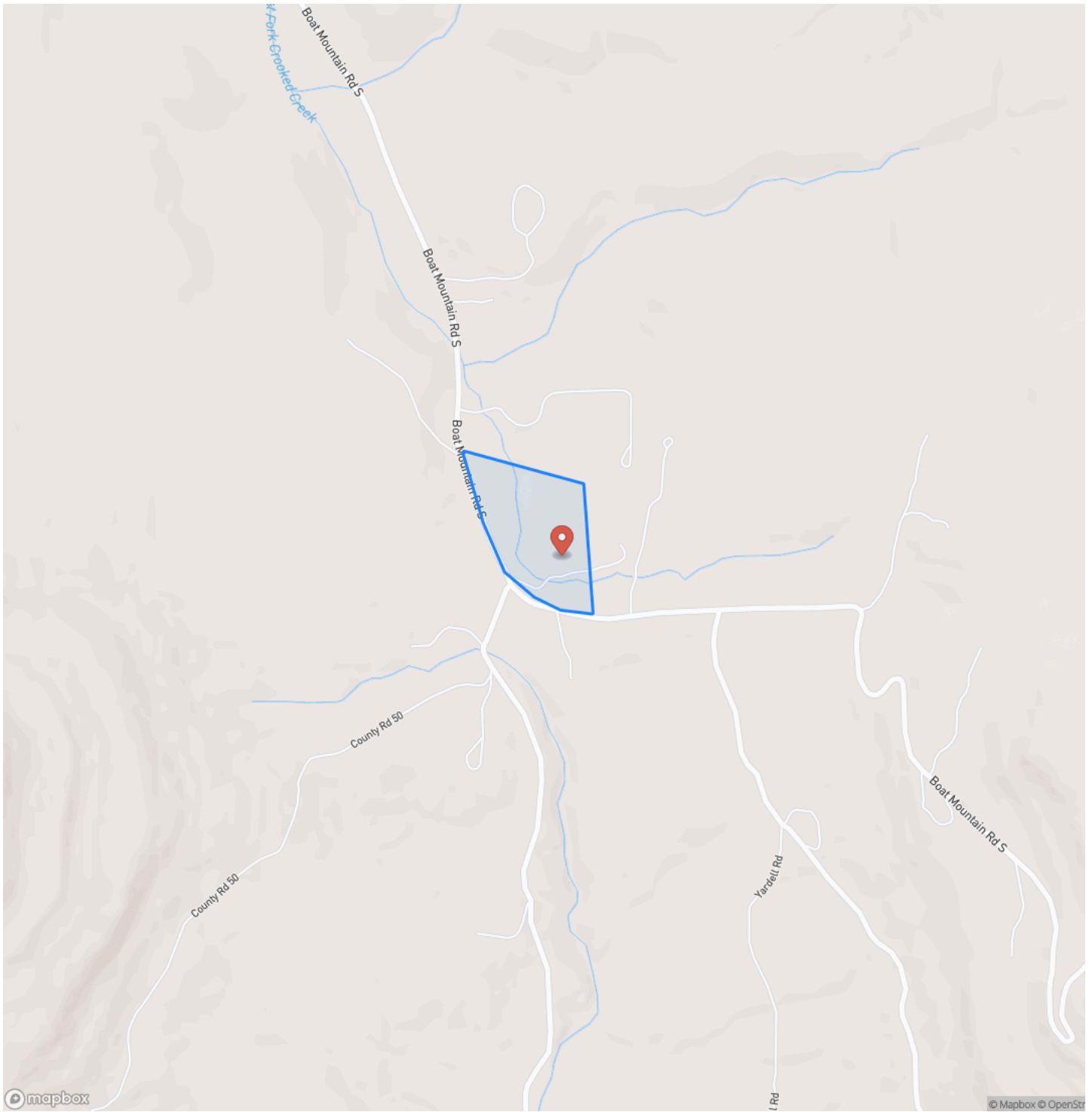
#### **Access and easements**

Access to Mystic Mountain is straightforward via a gravel county road, ensuring ease of entry and departure. The property benefits from road frontage on this county road. Contact us today to learn more or to schedule a visit and explore the potential of Mystic Mountain.

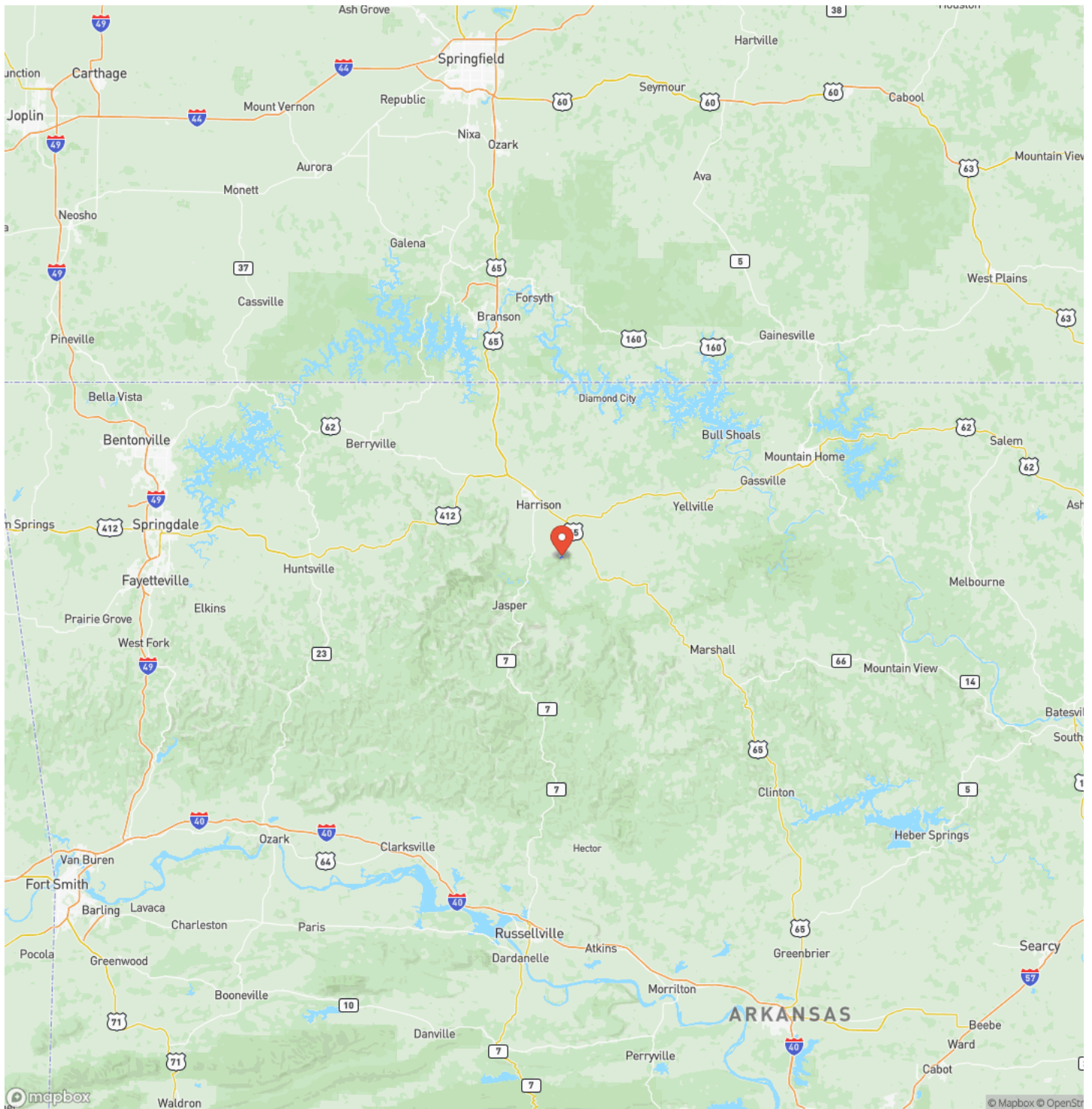
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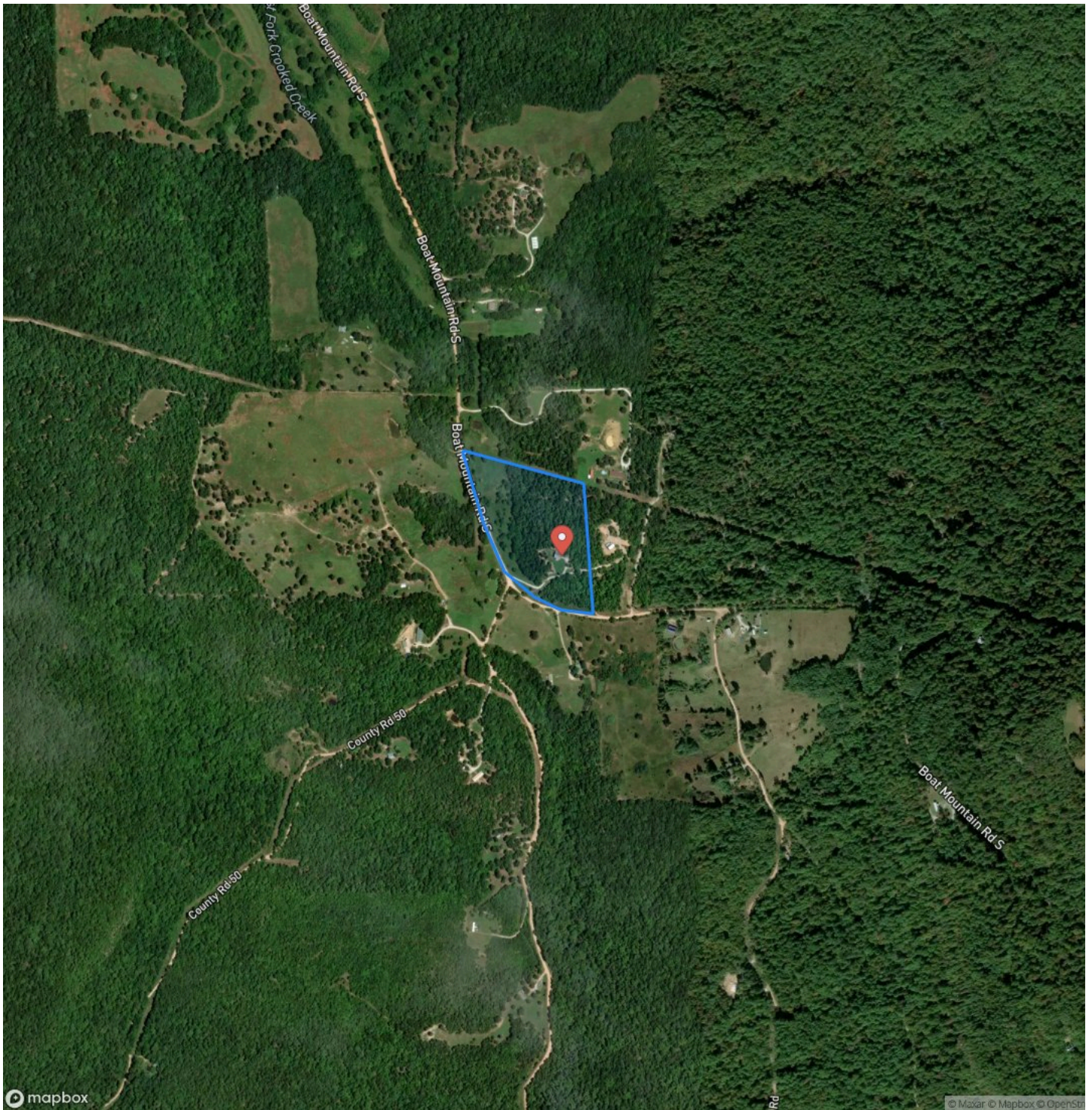
## Locator Map



# Locator Map



## Satellite Map







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