

Lead Hill 12
11878 Clinton Creek Drive
Lead Hill, AR 72644

\$114,000
12.230± Acres
Boone County



Lead Hill 12
Lead Hill, AR / Boone County

SUMMARY

Address

11878 Clinton Creek Drive

City, State Zip

Lead Hill, AR 72644

County

Boone County

Type

Hunting Land, Recreational Land, Undeveloped Land, Timberland

Latitude / Longitude

36.436184 / -93.068226

Taxes (Annually)

450

Dwelling Square Feet

400

Bedrooms / Bathrooms

1 / --

Acreage

12.230

Price

\$114,000

Property Website

<https://moplandandhome.com/property/lead-hill-12-boone-arkansas/108456/>



Lead Hill 12

Lead Hill, AR / Boone County

PROPERTY DESCRIPTION

Escape to the beauty of the Ozarks with this exceptional 12.23 -acre property in Lead Hill, Arkansas, just minutes from Bull Shoals Lake. Offering breathtaking panoramic views and unmatched privacy, this property is the perfect retreat for outdoor enthusiasts, weekend getaways, or a future homesite.

The land features a 12' x 32' insulated and wired Derksen lofted cabin, providing comfortable space for relaxing, hunting, camping, or immediate use while you build your dream home. The cabin's loft design maximizes sleeping and storage space, making it both functional and inviting.

A power easement is already in place, adding convenience and value. A well will need to be drilled, allowing you the opportunity to customize your water system to your needs. Boundary fencing helps define the property and adds to its appeal.

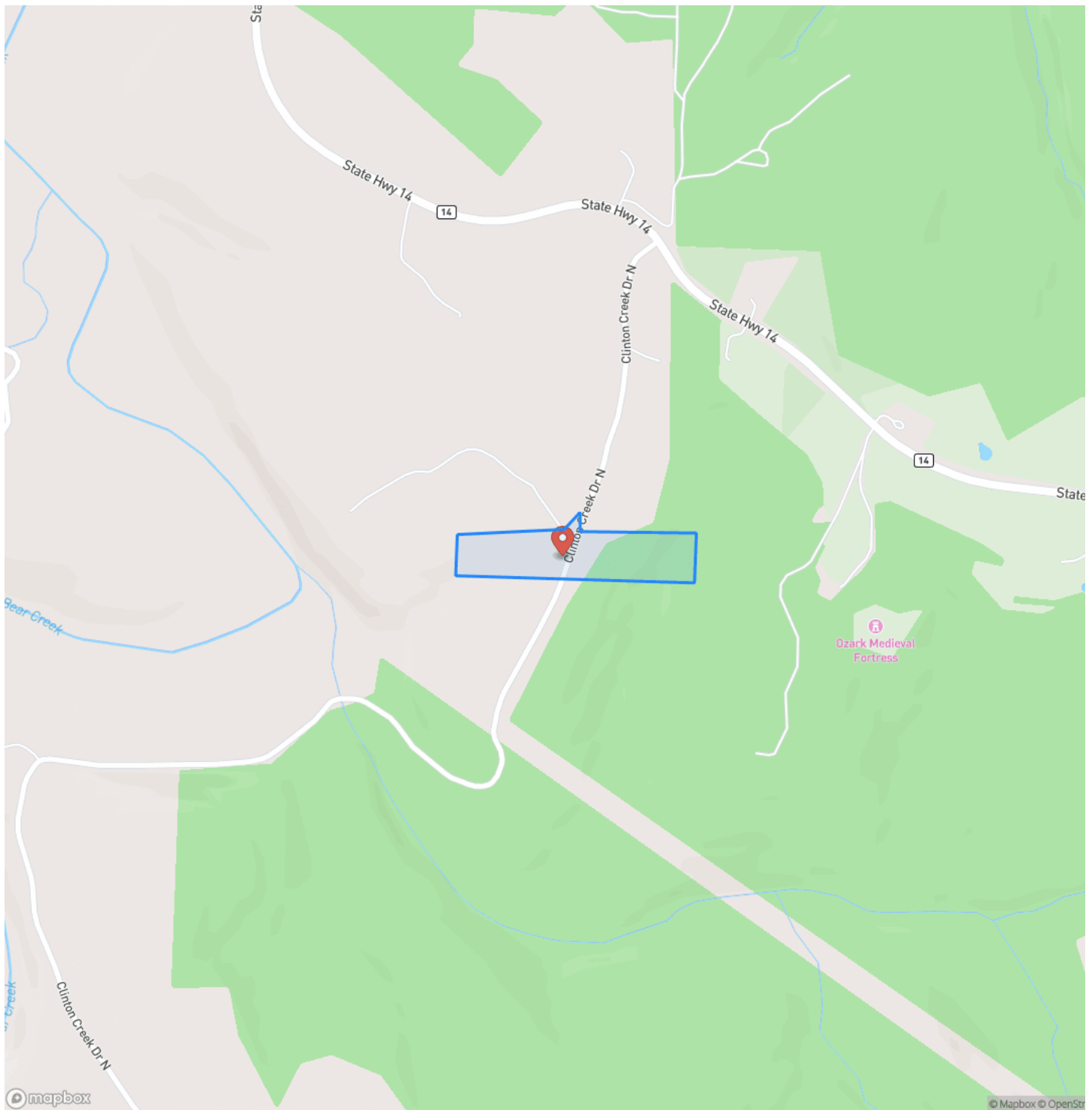
Enjoy peace and quiet surrounded by nature, abundant wildlife, and incredible scenery, all while being just a short drive from boating, fishing, and recreation on Bull Shoals Lake. Whether you're looking for a private getaway, hunting property, or investment opportunity, this unique acreage offers endless possibilities.

Don't miss your chance to own a secluded Ozark retreat with stunning views and modern cabin amenities in one of North Arkansas's most desirable recreational areas.

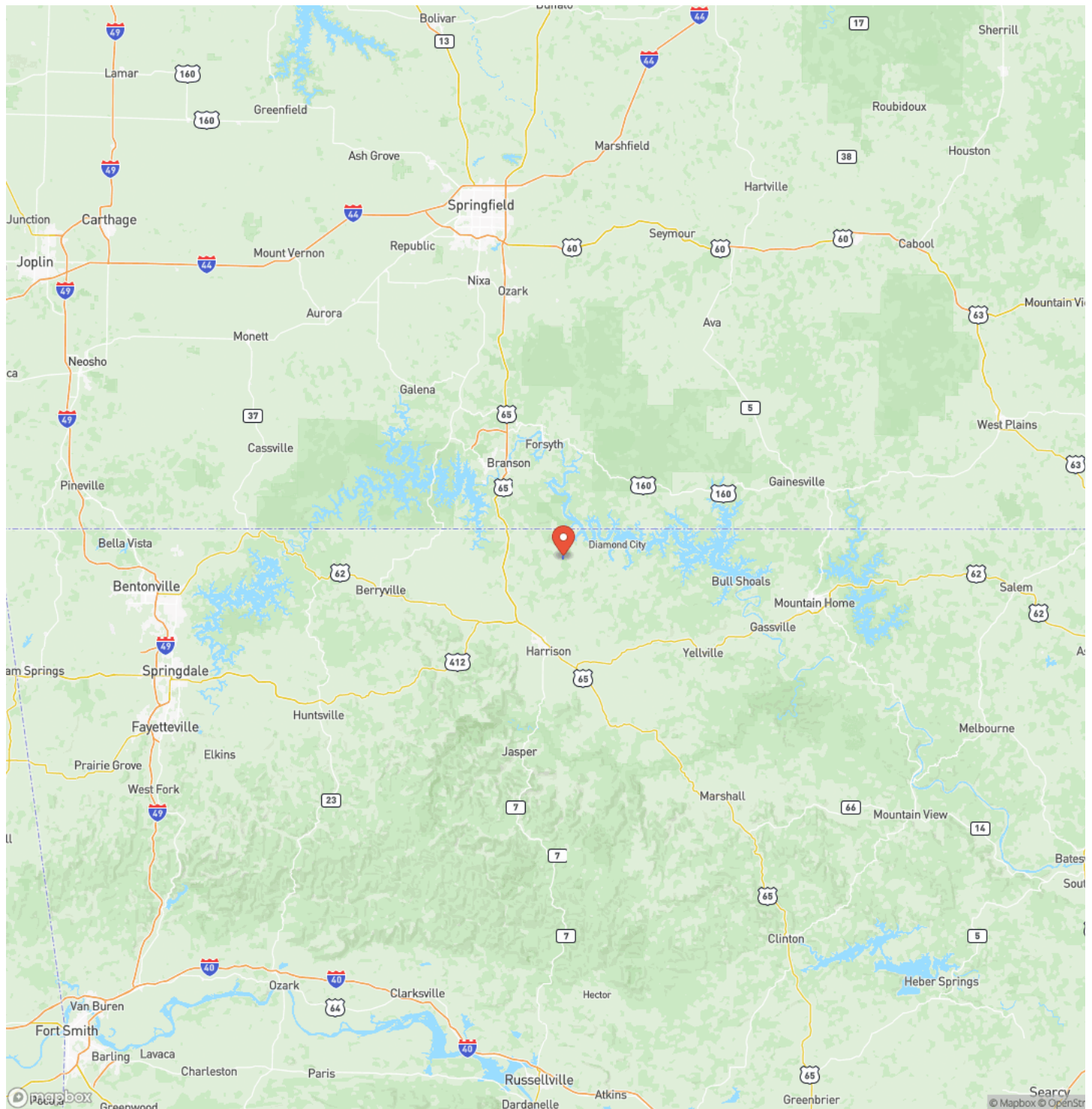
Lead Hill 12
Lead Hill, AR / Boone County



Locator Map



Locator Map



Satellite Map



Lead Hill 12
Lead Hill, AR / Boone County

LISTING REPRESENTATIVE

For more information contact:



Representative

Matt Heft

Mobile

(870) 688-8614

Office

(870) 807-6731

Email

matth@mossyoakproperties.com

Address

6761 HWY 5

City / State / Zip

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



<https://moplandandhome.com/>

DISCLAIMERS

Neither the seller, Mossy Oak Properties Land & Home (MOPLH), their subsidiaries, affiliates nor representatives warrant the accuracy, adequacy or completeness of any information contained herein regarding the property, its condition, boundaries, access, acreage, or timber stand information. Maps, timber evaluations and all information contained herein is provided "AS IS," as a courtesy to potential buyers. Potential buyers should make their own determination regarding the accuracy of the information provided. Potential buyer's agent(s) must be identified on first contact with MOPLH and must accompany the potential buyer on showings. Selling brokerages must have an executed Buyer agency agreement prior to contact with listing agent/brokerage, which spells out specifically selling brokerage commission source. Co-brokerage agreements between listing and selling brokerage are required to verify any commission split. Otherwise, the fee participation will be at the sole discretion of MOPLH. All property is subject to change, withdrawal, or prior sale. MOPLH expressly disclaims liability for errors or omissions and does not assume liability for typographical errors, misprints, nor for misinformation that may have been given to us. Any person viewing this marketing material is considered a prospective buyer for the subject property. Should a prospective buyer or its agents choose to inspect the property, they do so at their own risk and assume all liability and shall indemnify Seller and its agents against any and all claims, demands or causes of action, of every kind, nature and description relating to its access to or presence on the property.

Mossy Oak Properties Land and Home
819 Lakewood Road
Camden, AR 71701
(870) 807-6731
<https://moplandandhome.com/>
