

ASHLEY 2
Country Rd 311
Hamburg, AR 71646

\$534,360
242± Acres
Ashley County



ASHLEY 2
Hamburg, AR / Ashley County

SUMMARY

Address

Country Rd 311

City, State Zip

Hamburg, AR 71646

County

Ashley County

Type

Recreational Land, Undeveloped Land, Hunting Land, Timberland

Latitude / Longitude

33.1524 / -91.7514

Acreage

242

Price

\$534,360

Property Website

<https://compasslandpartners.com/property/ashley-2-ashley-arkansas/91239/>



ASHLEY 2

Hamburg, AR / Ashley County

PROPERTY DESCRIPTION

RAW ARKANSAS WILDERNESS

Discover exceptional investment potential with the Ashley 2 Tract, a pristine +/- 242-acre timber tract located in Ashley County, Arkansas. This property offers the perfect blend of accessibility, natural resources, and recreational opportunities that savvy land investors and outdoor enthusiasts seek.

Location & Access

- +/- 100 feet of frontage on County Road 308
- 6 miles from Hamburg, AR for easy access to amenities
- 12 miles to Crossett, AR for additional services
- Internal roads provide excellent property access
- Proximity to Chemin-A-Haut Creek enhances the property's natural appeal

Timber Resources

- Diverse timber portfolio featuring both hardwood and pine stands
- No conservation easements - full ownership flexibility
- Sustainable income opportunity through selective harvesting

Recreational Features

- Abundant wildlife population including whitetail deer, wild hogs, and waterfowl
- Prime hunting opportunities
- Creek proximity providing a water source for wildlife

Property Highlights

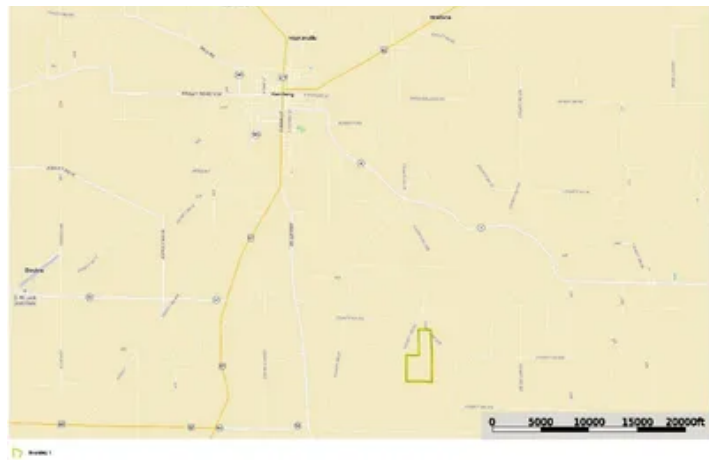
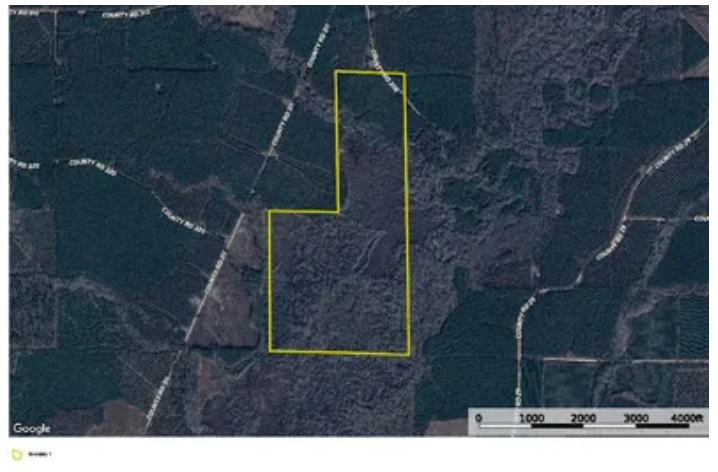
- Clean slate opportunity with no existing structures
- Multiple building sites for future development
- Internal road system already established
- Diverse ecosystem supporting varied wildlife species
- Investment-grade timber with growth potential

The Ashley 2 Tract represents an outstanding opportunity to acquire quality Arkansas timberland with strong recreational appeal. Whether you're seeking timber investment returns, prime hunting grounds, or future development potential, the Ashley 2 Tract delivers on all fronts.

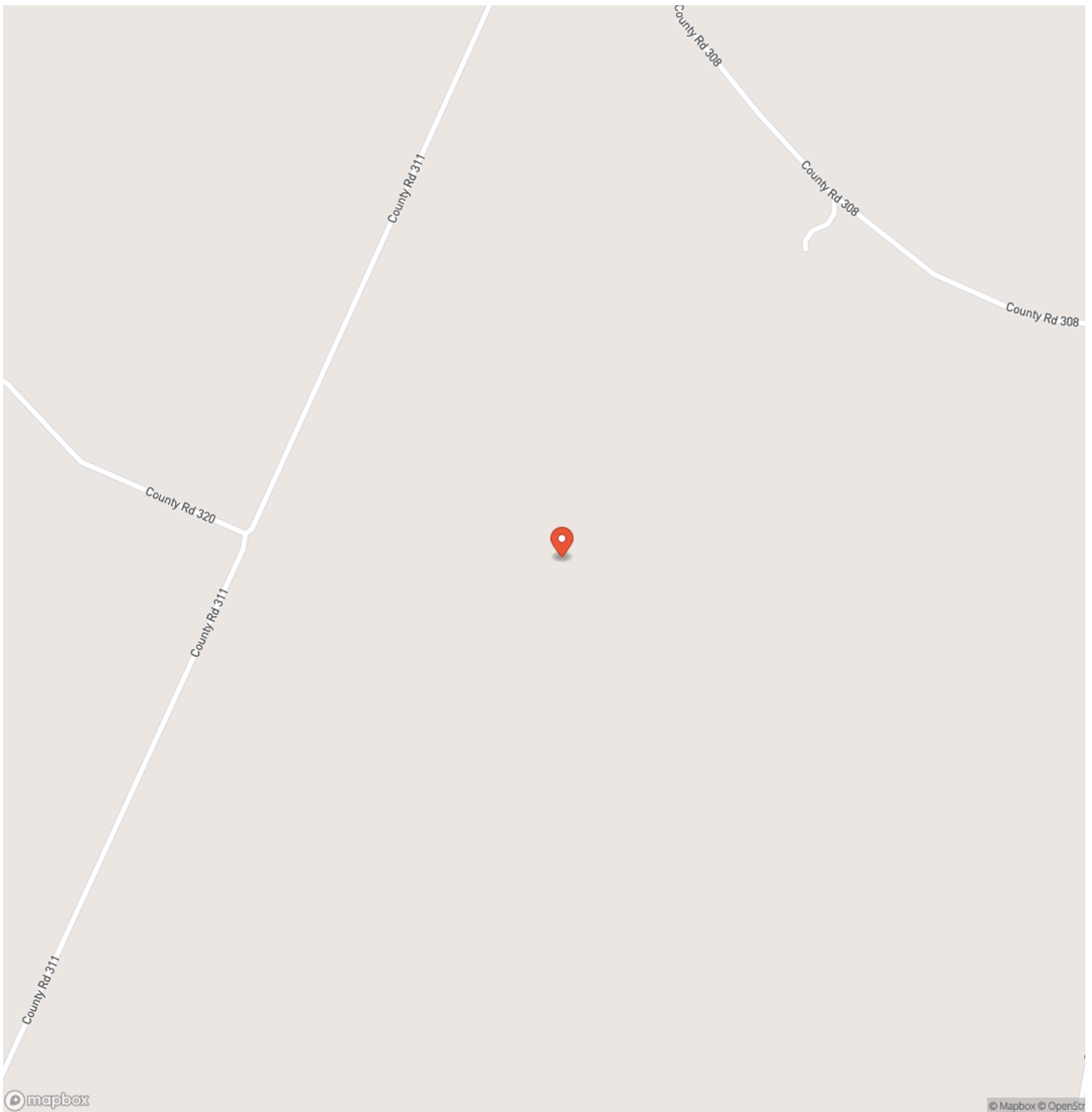
Contact us today to schedule a private showing of this remarkable Arkansas timber tract.



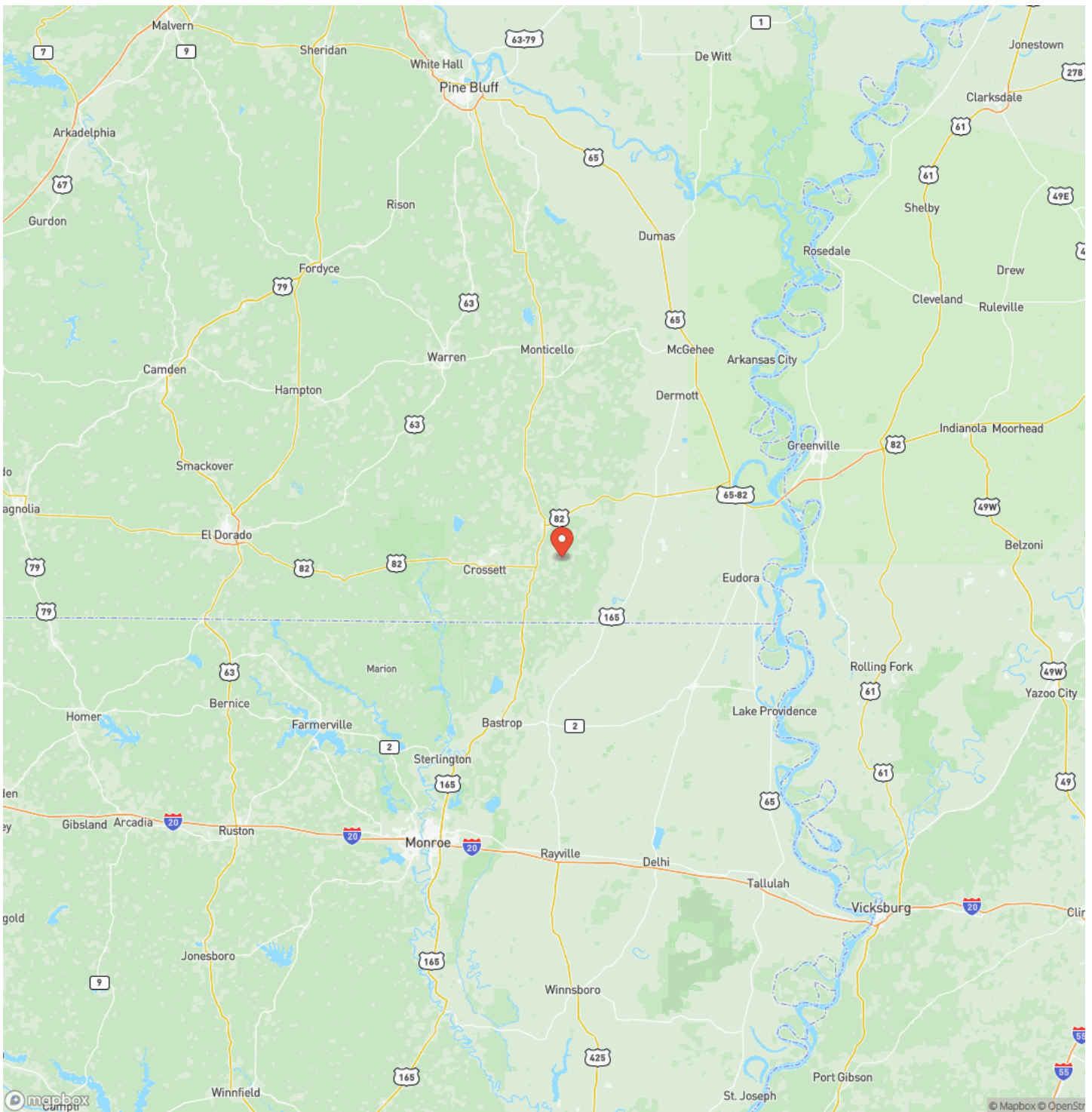
ASHLEY 2
Hamburg, AR / Ashley County



Locator Map



Locator Map



Satellite Map



ASHLEY 2

Hamburg, AR / Ashley County

LISTING REPRESENTATIVE

For more information contact:



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NOTES



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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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