

Hintington 36
TBD
Huntington, AR 72937

\$195,600
36± Acres
Sebastian County



Hintington 36
Huntington, AR / Sebastian County

SUMMARY

Address

TBD

City, State Zip

Huntington, AR 72937

County

Sebastian County

Type

Lot, Recreational Land, Hunting Land

Latitude / Longitude

35.097683 / -94.320217

Acreage

36

Price

\$195,600

Property Website

<https://www.mossyoakproperties.com/property/hintington-36-sebastian-arkansas/117418/>



PROPERTY DESCRIPTION

Huntington, Arkansas land for sale.

Rare 36± acre wooded tract in the Fort Smith metro area, offered as two adjoining parcels split by an existing county road — 21± acres on the north side, 15± acres on the south (Sebastian County records the parcel at 41.17 acres total; boundary/road right-of-way accounts for the difference). Every acre already has legal road frontage via W. Brownstown Rd, Old Wright Rd, and Old Arko Rd — no new roads, easements, or engineering work needed to access any part of the property.

Privately wooded and unimproved, this tract suits recreational, hunting, homestead, or investment buyers looking for acreage just minutes from Huntington and roughly 20 miles from Fort Smith. Per ArDOT's Barling-"Y" City project map, the future I-49 South extension is planned to follow existing US-71 directly through Huntington — putting this property only about 3–4 miles from that future alignment, with room to benefit from Fort Smith's continued growth south along the corridor.

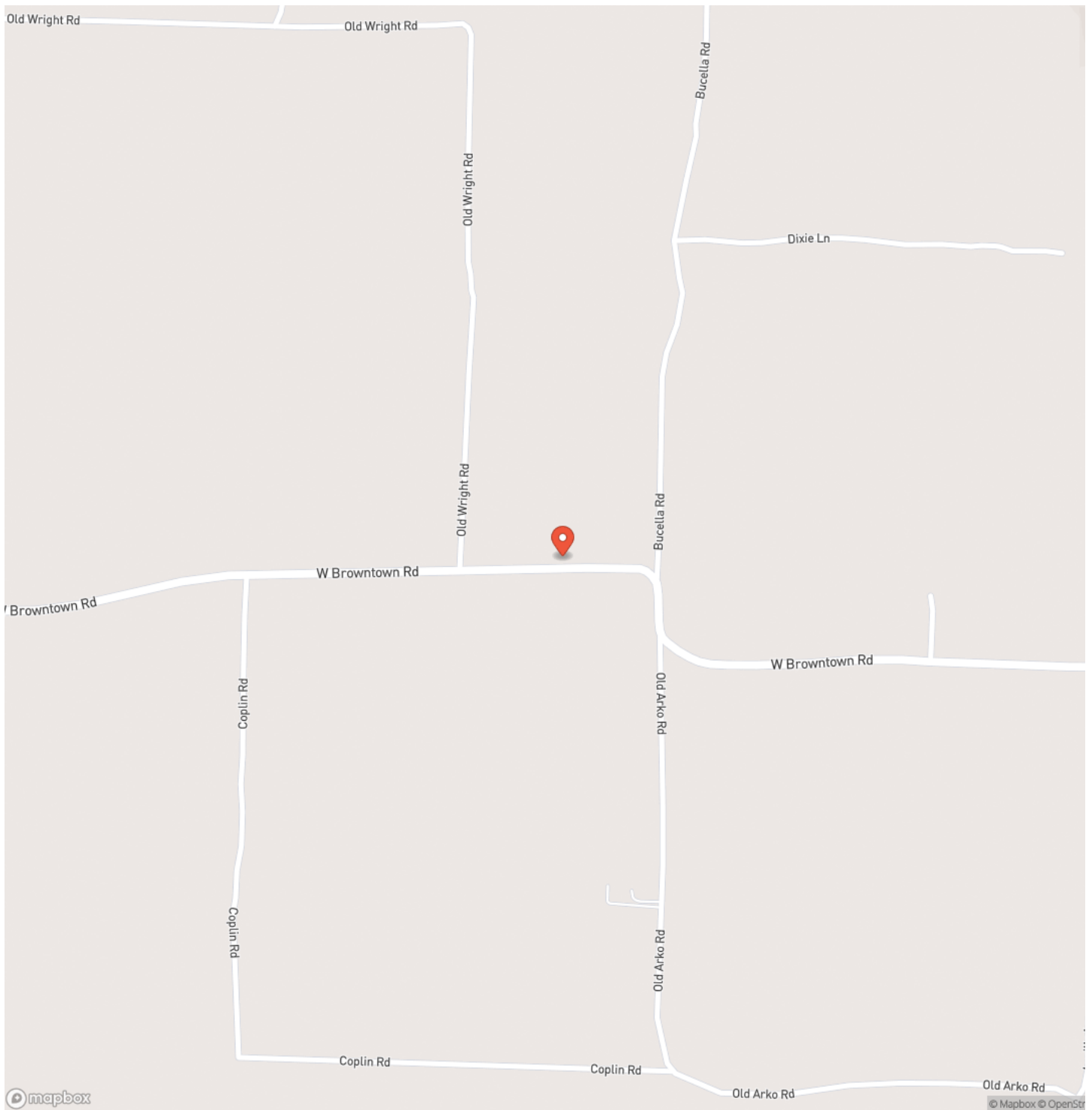
Sold as a whole 36± acre tract, with an existing conceptual plan in hand to divide into four or five smaller parcels (7.5± to 10.5± acres each) for buyers who want a smaller homesite or hobby-farm tract — ask agent for details.

Contact Listing agent LOGAN MAY for more information or showing. Cell | [479-223-1898](tel:479-223-1898) moparkansasland.com

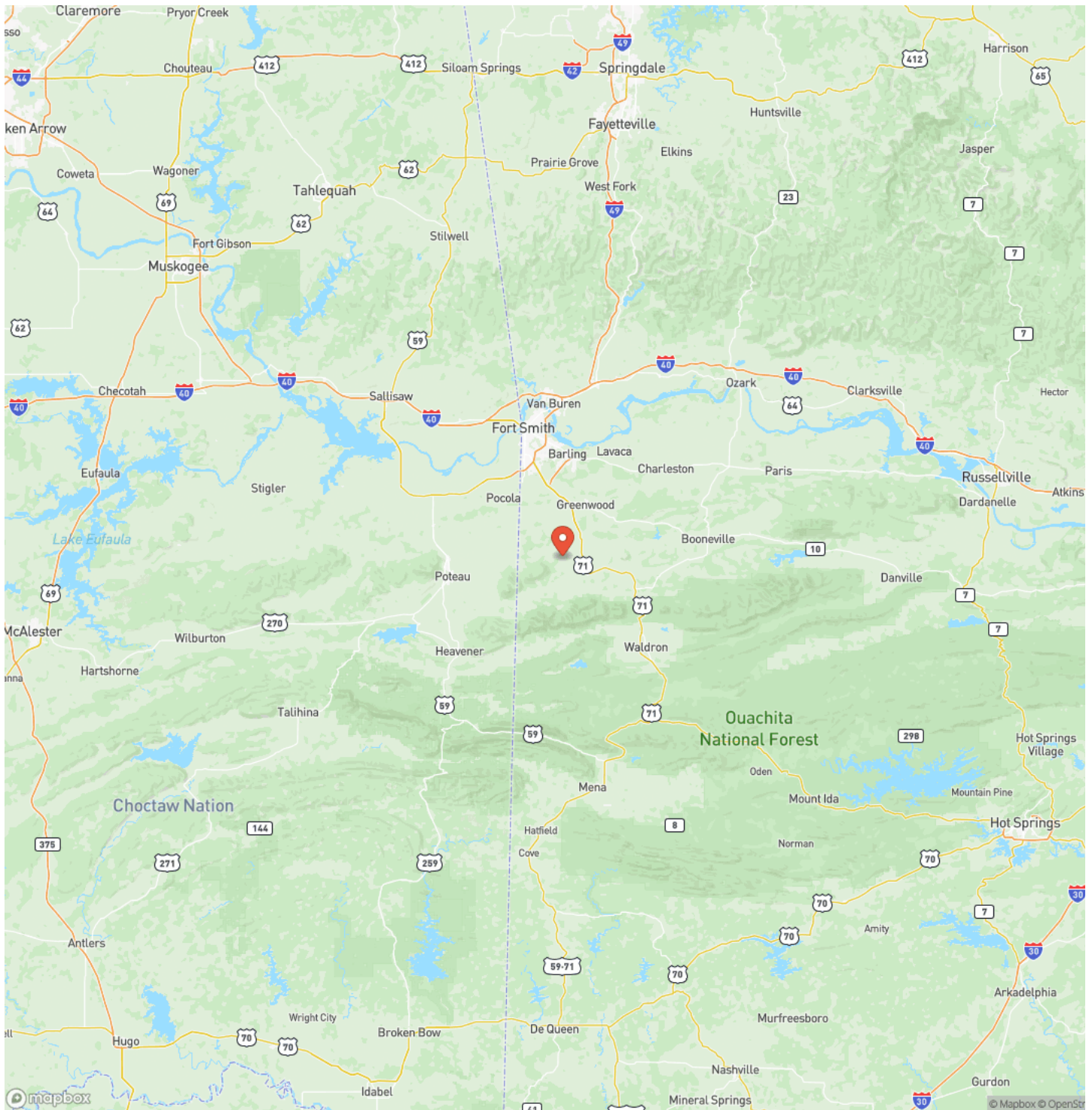
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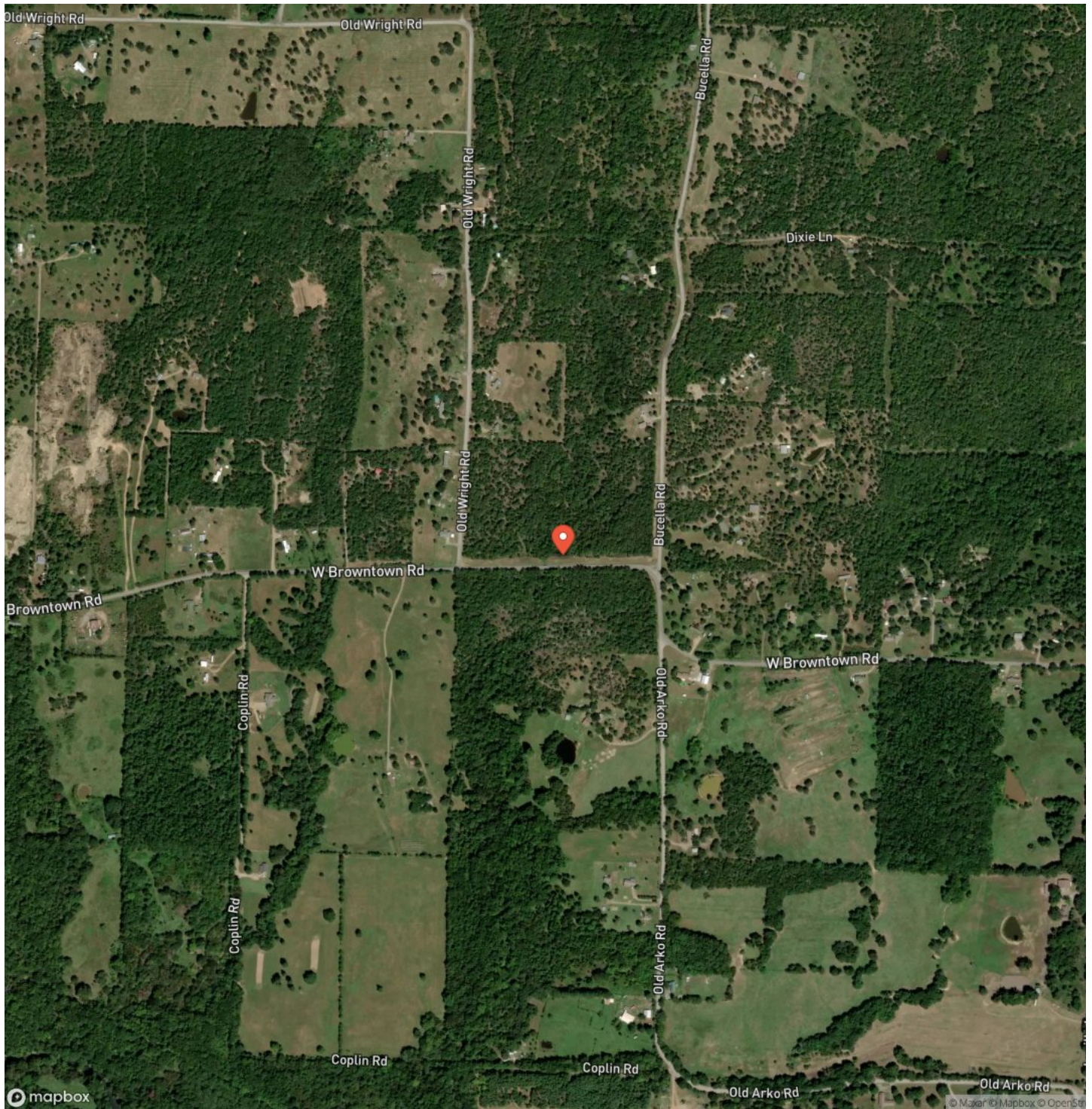
Locator Map



Locator Map



Satellite Map



Hintington 36
Huntington, AR / Sebastian County

LISTING REPRESENTATIVE

For more information contact:



Representative

Logan May

Mobile

(479) 223-1898

Office

(479) 480-7000

Email

lmay@mossyoakproperties.com

Address

1200 Fort Street

City / State / Zip

Barling, AR 72926

NOTES

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<https://www.mossyoakproperties.com/>

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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.

Mossy Oak Properties Field, Farm, and Homes

1200 Fort Street

Barling, AR 72923

(479) 480-7000

<https://www.mossyoakproperties.com/>

