

Big Creek Ducks and Deer Property
3859 HWY 78 W
Aubrey, AR 72311

\$379,000
97.440± Acres
Lee County



Big Creek Ducks and Deer Property
Aubrey, AR / Lee County

SUMMARY

Address

3859 HWY 78 W

City, State Zip

Aubrey, AR 72311

County

Lee County

Type

Hunting Land, Recreational Land, Timberland

Latitude / Longitude

34.702502 / -90.952617

Taxes (Annually)

200

Acreage

97.440

Price

\$379,000

Property Website

<https://arkansaslandforsale.com/property/big-creek-ducks-and-deer-property-lee-arkansas/27718/>



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PROPERTY DESCRIPTION

This awesome 97.44 +/- acre recreational property is located just west of Aubrey, AR on Highway 78. This diverse and great hunting farm consists of open ag fields, large bottomland timber and tupelo sloughs along Big Creek and McNulty Lake. The wooded areas of this property are big oak and other bottomland hardwoods mixed with tupelo and cypress. The two fields are 20 acres total consisting of silty loam soils and are currently planted in soybeans. There are several open holes for duck hunting and plenty of edges and ridges to hunt deer. Big Creek consistently holds lots of ducks each winter. This property is in close proximity to several duck hunting clubs and outfitters including Warrior Bottoms, Big Creek Ducks N Bucks and Wiley Meacham's timber to name a few. Water and electricity are located along the highway. To see this property, contact Robert Eason at [501-416-6923](tel:501-416-6923).



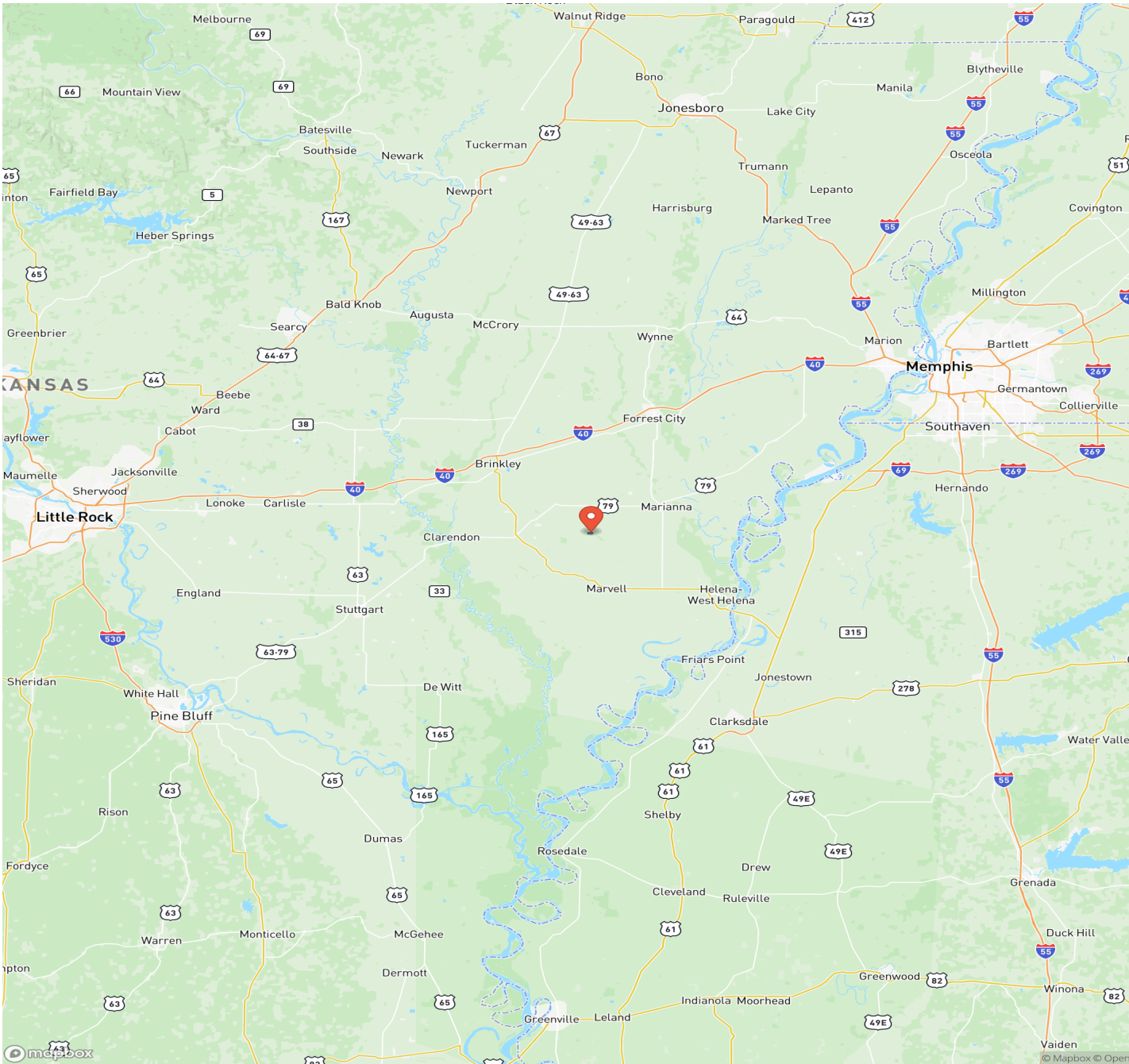
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Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Robert Eason

Mobile

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Office

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Email

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Address

2024 North Main Street

City / State / Zip

North Little Rock, AR 72114

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.



DISCLAIMERS

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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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