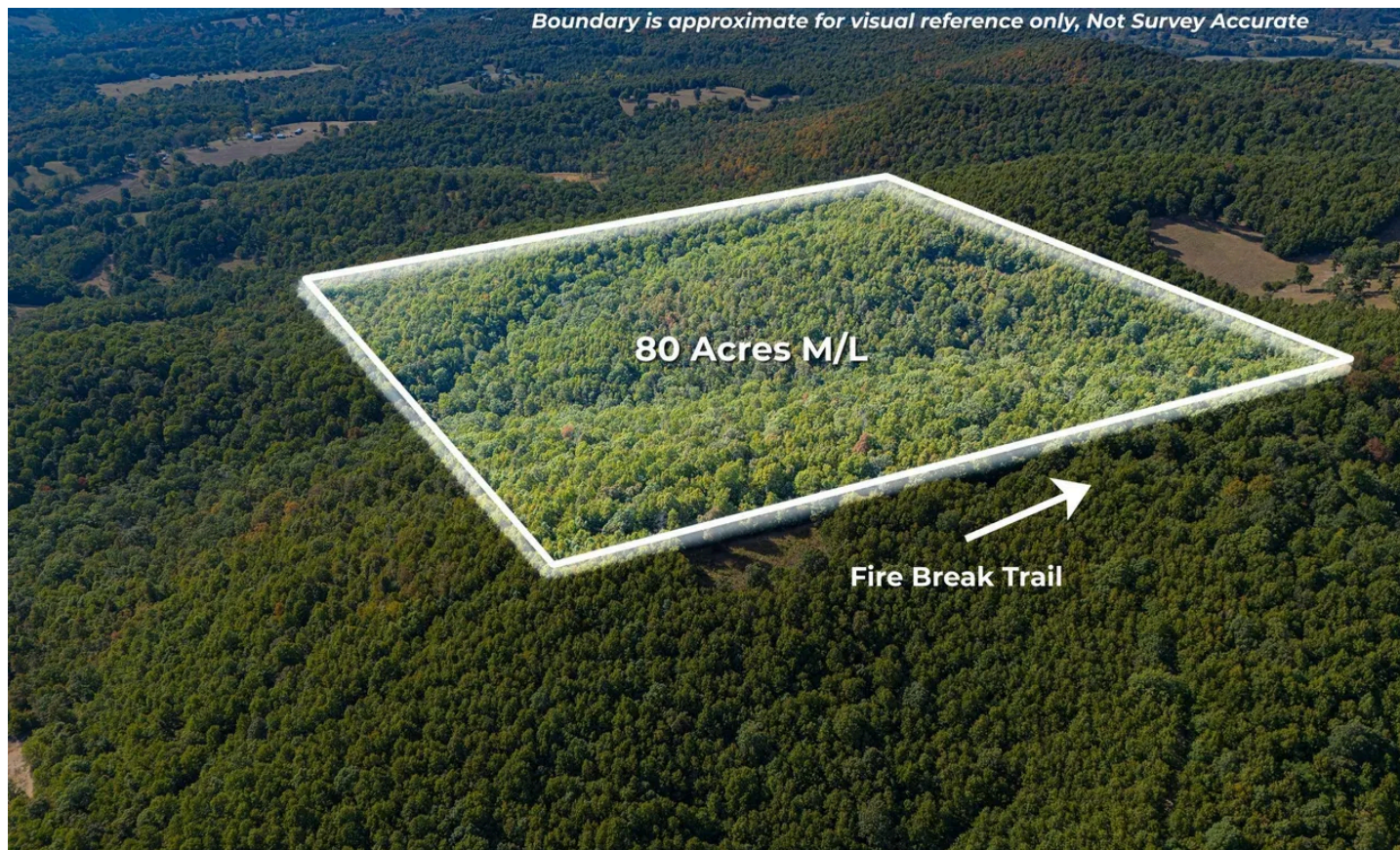


* 80± AC Ozark Hunting Land | Marion County
3268 Fire Break Trl
Flippin, AR 72634

\$300,000
80± Acres
Marion County



*** 80± AC Ozark Hunting Land | Marion County
Flippin, AR / Marion County**

SUMMARY

Address

3268 Fire Break Trl

City, State Zip

Flippin, AR 72634

County

Marion County

Type

Hunting Land, Undeveloped Land

Latitude / Longitude

36.197047 / -92.534712

Acreage

80

Price

\$300,000

Property Website

<https://www.mossyoakproperties.com/property/80-ac-ozark-hunting-land-marion-county-marion-arkansas/118976/>



*** 80± AC Ozark Hunting Land | Marion County
Flippin, AR / Marion County**

PROPERTY DESCRIPTION

80 ACRES | MARION COUNTY, ARKANSAS

If you've been looking for a true **Ozark hunting property**, this is it.

80± acres of predominantly wooded land with cleared areas, an established trail system throughout, and a **dry hunting cabin** already in place. Located in **bear country** with abundant wildlife and excellent habitat for **deer, turkey, bear, and more**.

Whether you're looking for a private hunting retreat, recreational getaway, or your own piece of the Arkansas Ozarks, this property is ready for your next adventure.

Come hunt it. Explore it. Make it yours.

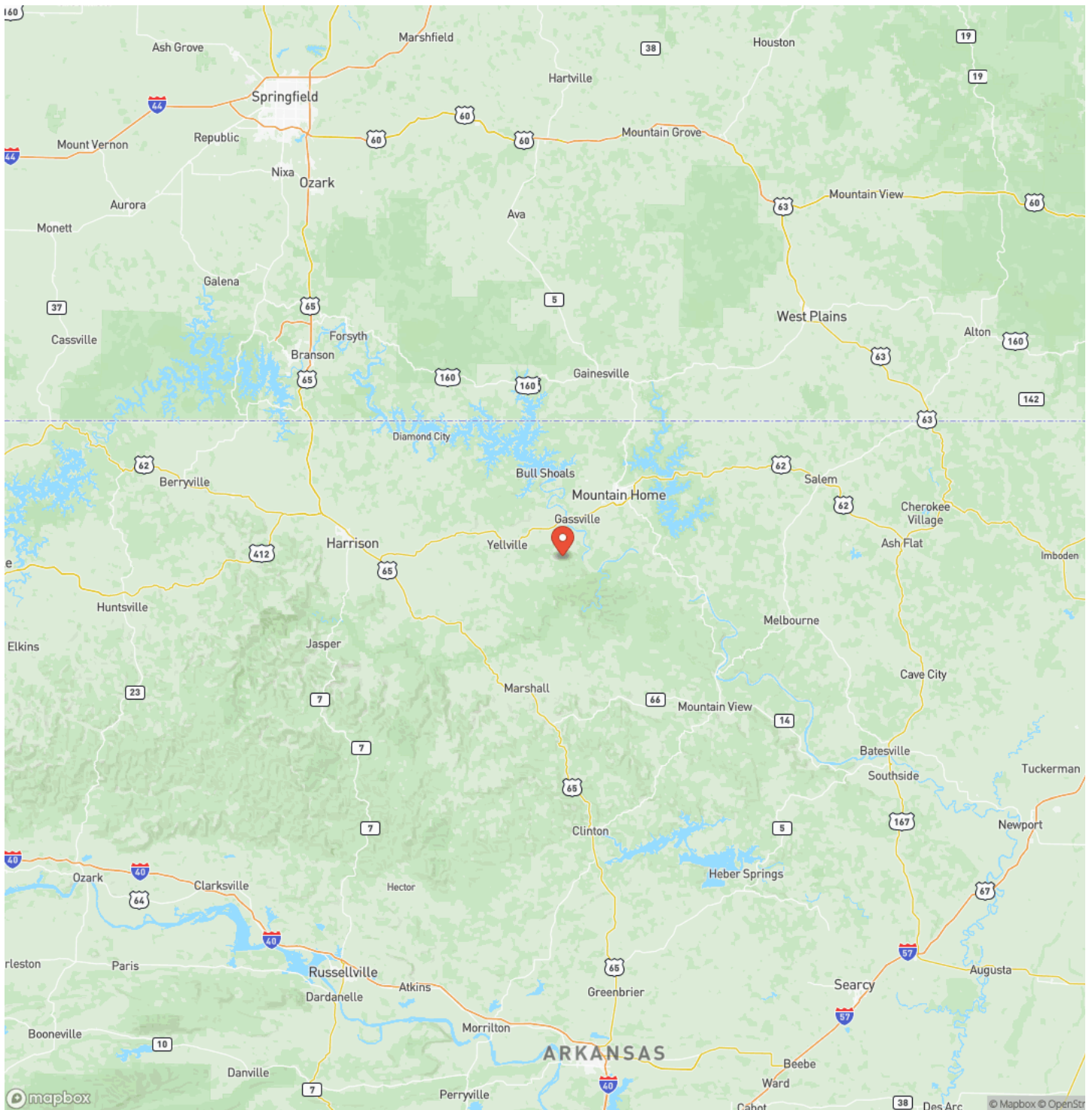
*** 80± AC Ozark Hunting Land | Marion County
Flippin, AR / Marion County**



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Mariah Grammer

Mobile

(870) 405-8511

Office

(479) 480-7000

Email

mariah@mossyoakproperties.com

Address

1200 Fort Street

City / State / Zip

Barling, AR 72926

NOTES

[illegible]

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://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/>

