1.22 +/- acre Unrestricted | 1 mile to Boat Launch on Greers Ferry Lake | Shirley, AR | Van Buren County
0 Ember Road
Shirley, AR 72153

$15,000
1.22± Acres
Van Buren County







SUMMARY

Address
0 Ember Road

City, State Zip
Shirley, AR 72153

County
Van Buren County

Type
Recreational Land, Undeveloped Land

Latitude / Longitude
35.558206 / -92.355419

Taxes (Annually)
$65

Acreage
1.22

Price
$15,000

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

1.22 +/- Surveyed Acre Near Greers Ferry Lake - Shirley, Arkansas

Discover the perfect spot for your weekend getaway, future retreat, or investment in the Ozarks. Located on **Ember Road** in **Shirley, Van Buren County, Arkansas**, offering privacy, convenience, and easy access to one of Arkansas's premier recreational lakes.

The property features a **650-foot-long, 20-foot-wide deeded easement** providing legal access from Ember Road. **Electricity, water, and other utilities are available along the road**, making future development simple and convenient.

Outdoor enthusiasts will appreciate being just **2 miles from a public boat launch on Greers Ferry Lake**, where boating, fishing, swimming, and water sports await. Whether you're looking to build a cabin, park an RV, or simply enjoy the natural beauty of the area, this property offers outstanding flexibility.

With **no deed restrictions**, you'll have the freedom to develop and use the property to fit your vision.

Property Highlights:

- 1.2 surveyed acres
- Shirley, Van Buren County, Arkansas
- Located on Ember Road
- 650' x 20' deeded easement for legal access
- Utilities available at the road
- Just 2 miles to a public Greers Ferry Lake boat launch
- No restrictions
- Great for a cabin, RV, or recreational retreat

Enjoy the peace and beauty of the Ozarks while staying close to one of Arkansas's most popular lakes. This unrestricted property is ready for your plans.

Proudly listed with **Mossy Oak Properties Selling Arkansas, 870-495-2123 .**

Listing Agent & Certified Land Specialist, Krystn Bourgeouis, 501-270-5276 . You can call or text me anytime!

www.WeSellArkansas.com.

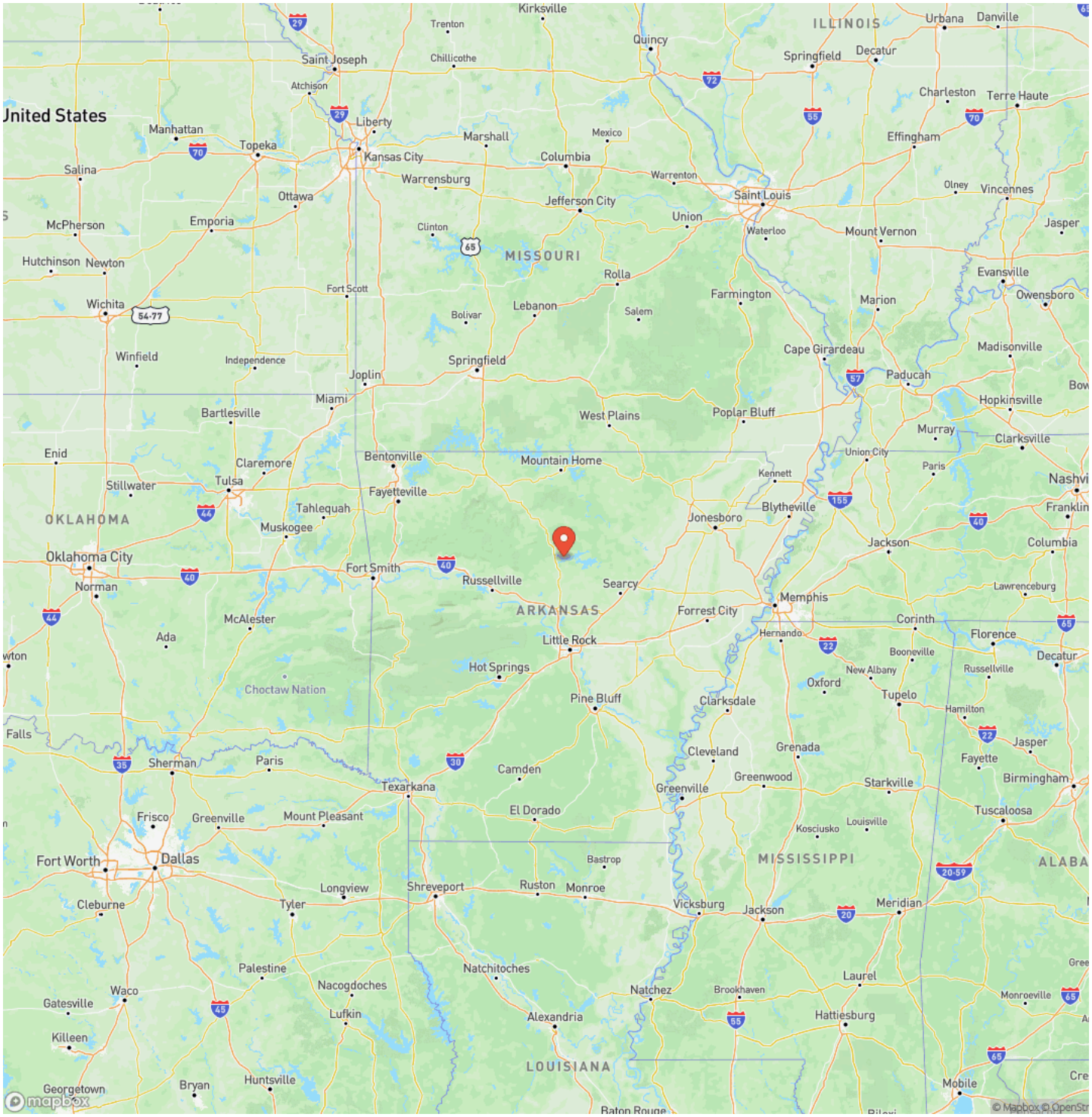
Equal Housing Opportunity.



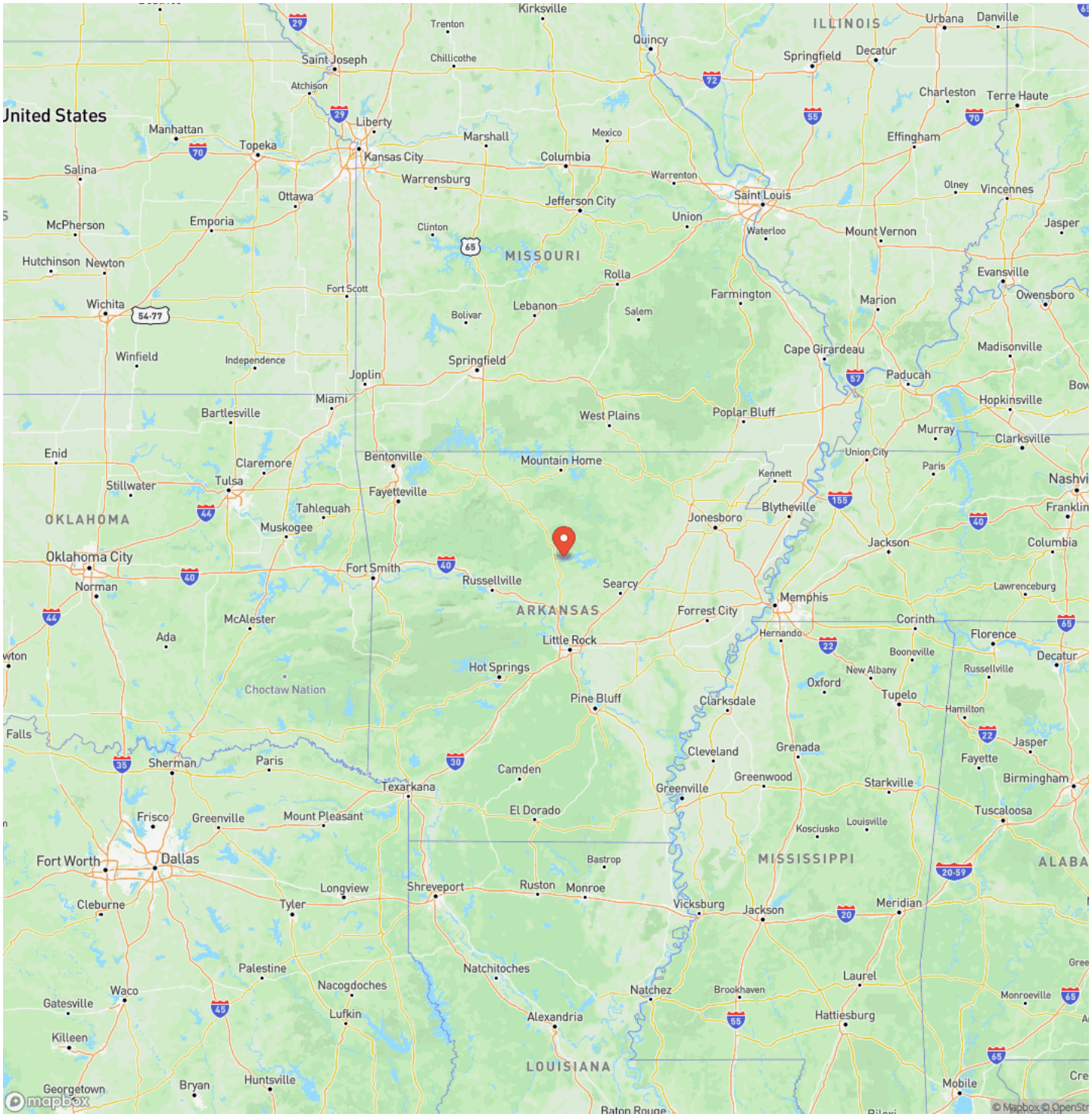




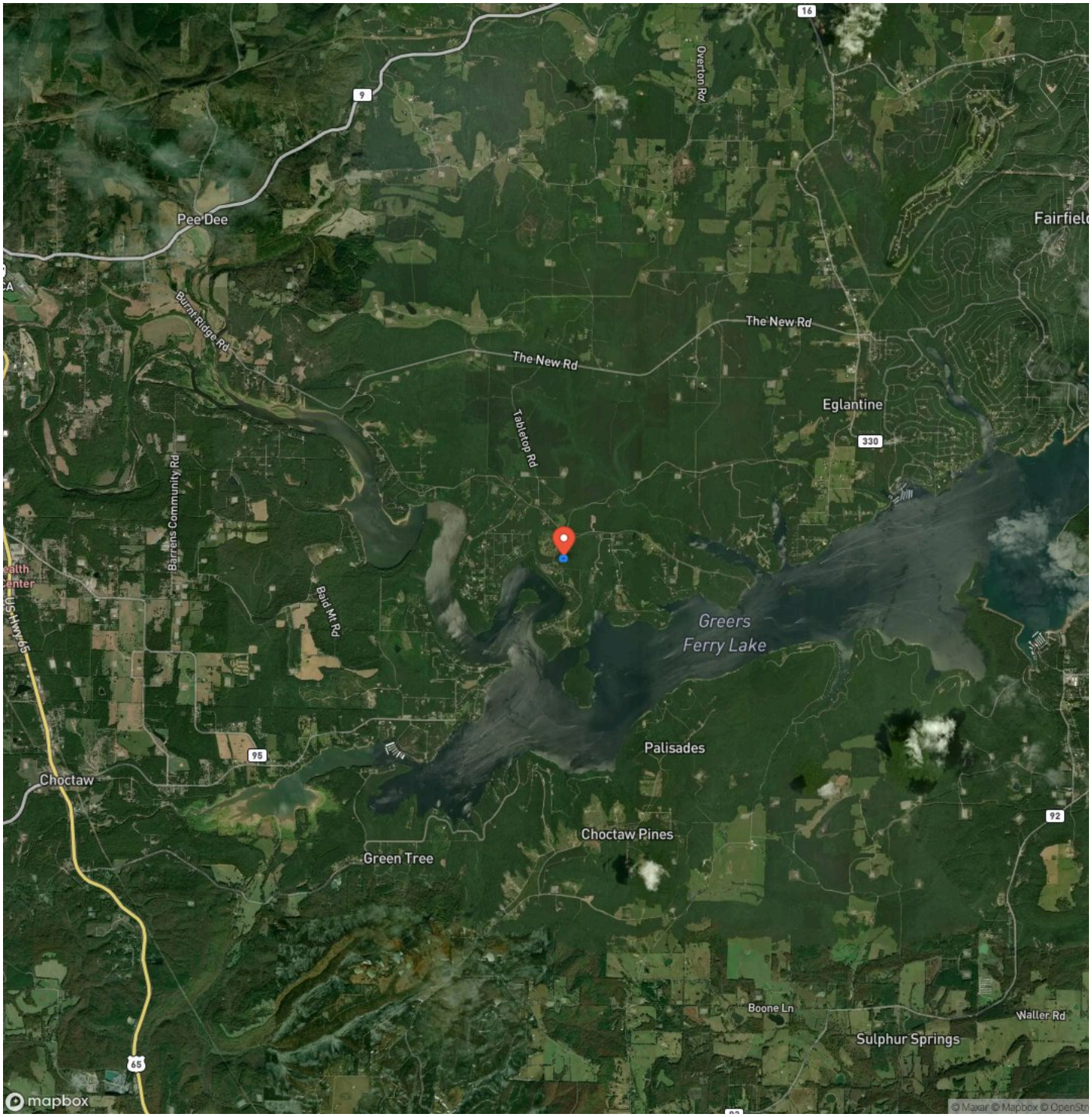

Locator Map


Kirksville
Trenton
Quincy
ILLINOIS
Urbana
Danville
Springfield
Decatur
Saint Joseph
Chillicothe
Atchison
Charleston
Terre Haute
United States
Manhattan
Liberty
Marshall
Mexico
Effingham
Topeka
Kansas City
Columbia
Salina
Warrensburg
Warrenton
Olney
Vincennes
Ottawa
Jefferson City
Saint Louis
McPherson
Emporia
Clinton
Union
Waterloo
Mount Vernon
Jasper
Hutchinson
Newton
MISSOURI
Rolla
Evansville
Fort Scott
Farmington
Owensboro
Wichita
Bolivar
Lebanon
Salem
Marion
Winfield
Independence
Springfield
Cape Girardeau
Madisonville
Joplin
Paducah
Miami
Hopkinsville
Bartlesville
West Plains
Poplar Bluff
Murray
Enid
Bentonville
Union City
Clarksville
Claremore
Mountain Home
Paris
Kennett
Stillwater
Tulsa
Fayetteville
Blytheville
Jonesboro
Tahlequah
OKLAHOMA
Muskogee
Jackson
Columbia
Oklahoma City
Fort Smith
Russellville
Searcy
Norman
Lawrenceburg
Memphis
ARKANSAS
Forrest City
McAlester
Corinth
Ada
Little Rock
Hernando
Florence
Booneville
Decatur
Hot Springs
New Albany
Russellville
Choctaw Nation
Oxford
Pine Bluff
Clarksdale
Tupelo
Hamilton
Falls
Cleveland
Grenada
Jasper
Sherman
Paris
Camden
Fayette
Texarkana
Greenwood
Starkville
Birmingham
Greenville
Frisco
Greenville
Mount Pleasant
El Dorado
Tuscaloosa
Kosciusko
Louisville
Fort Worth
Dallas
Bastrop
MISSISSIPPI
Longview
Shreveport
Ruston
Monroe
Vicksburg
Jackson
Meridian
Cleburne
Tyler
Palestine
Natchitoches
Laurel
Waco
Nacogdoches
Natchez
Brookhaven
Gatesville
Lufkin
Alexandria
Hattiesburg
Killeen
LOUISIANA
Georgetown
Bryan
Huntsville
Mobile
Baton Rouge
mapbox

Locator Map


Kirksville
Trenton
Quincy
ILLINOIS
Urbana
Danville
Springfield
Decatur
Saint Joseph
Chillicothe
Atchison
Charleston
Terre Haute
United States
Manhattan
Liberty
Marshall
Mexico
Effingham
Topeka
Kansas City
Columbia
Salina
Warrensburg
Warrenton
Olney
Vincennes
Ottawa
Jefferson City
Saint Louis
McPherson
Emporia
Clinton
Union
Waterloo
Mount Vernon
Jasper
Hutchinson
Newton
MISSOURI
Rolla
Evansville
Fort Scott
Farmington
Owensboro
Wichita
Bolivar
Lebanon
Salem
Marion
Winfield
Independence
Springfield
Cape Girardeau
Madisonville
Joplin
Paducah
Miami
Hopkinsville
Bartlesville
West Plains
Poplar Bluff
Murray
Enid
Bentonville
Union City
Clarksville
Claremore
Mountain Home
Paris
Kennett
Stillwater
Tulsa
Fayetteville
Blytheville
Jonesboro
Tahlequah
OKLAHOMA
Muskogee
Jackson
Columbia
Oklahoma City
Fort Smith
Russellville
Searcy
Norman
Memphis
Lawrenceburg
ARKANSAS
Forrest City
McAlester
Corinth
Ada
Little Rock
Hernando
Florence
Booneville
Decatur
Hot Springs
New Albany
Russellville
Choctaw Nation
Oxford
Tupelo
Pine Bluff
Clarksdale
Hamilton
Falls
Cleveland
Grenada
Jasper
Sherman
Paris
Camden
Fayette
Texarkana
Greenwood
Starkville
Birmingham
Greenville
Frisco
Greenville
Mount Pleasant
El Dorado
Tuscaloosa
Kosciusko
Louisville
Fort Worth
Dallas
Bastrop
MISSISSIPPI
Longview
Shreveport
Ruston
Monroe
Vicksburg
Jackson
Meridian
Cleburne
Tyler
Palestine
Natchitoches
Laurel
Waco
Nacogdoches
Natchez
Brookhaven
Monroeville
Gatesville
Lufkin
Alexandria
Hattiesburg
Killeen
LOUISIANA
Georgetown
Bryan
Huntsville
Mobile
Baton Rouge
mapbox

Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative
Krystn Bourgeois

Mobile
(501) 270-5276

Email
krystn@mossyoakproperties.com

Address
8111 N St. Louis

City / State / Zip
Cave City, AR 72521

NOTES

NOTES

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 Selling Arkansas
8111 N St Louis St
Cave City, AR 72521
(870) 495-2123
https://wesellarkansas.com/