

Lot by Boat Launch at Greers Ferry Lake | Shirley, AR |
Van Buren County
Grady Lane
Shirley, AR 72153

\$20,850
1.39± Acres
Van Buren County



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Shirley, AR / Van Buren County

SUMMARY

Address

Grady Lane null

City, State Zip

Shirley, AR 72153

County

Van Buren County

Type

Recreational Land, Lot

Latitude / Longitude

35.561287 / -92.364465

Taxes (Annually)

\$79

Acreage

1.39

Price

\$20,850

Property Website

<https://www.mossyoakproperties.com/property/lot-by-boat-launch-at-greers-ferry-lake-shirley-ar-van-buren-county/van-buren/arkansas/112243/>



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PROPERTY DESCRIPTION

1.39 +/- Acres Near Greers Ferry Lake | No Restrictions | Utilities Available

Looking for the perfect spot to build your lake getaway? This **1.39 +/- acre level corner lot** offers endless possibilities just **two blocks from a public boat launch on Greers Ferry Lake**. Whether you're dreaming of a lake home, cabin, barndominium, or simply a place to park your RV and enjoy weekends on the water, this unrestricted property gives you the freedom to make it your own.

Conveniently located at the **corner of Grady Road and Hemphill Lane** in the desirable **Sills Peninsula** area, the property features **public water, electricity, and fiber internet available at the road**, making it easy to start your project.

Spend your days boating, fishing, swimming, or exploring one of the cleanest lakes in the nation, then return to the peace and quiet of this beautiful setting. You'll also appreciate being just **10 minutes from both Clinton and Fairfield Bay**, providing easy access to shopping, restaurants, marinas, and everyday conveniences.

Property Highlights

- 1.39 +/- level acres
- Corner lot on Grady Road & Hemphill Lane
- Only two blocks from a Greers Ferry Lake boat launch
- No restrictions
- Electricity & fiber internet available at the road
- Ideal for a home, cabin, barndominium, RV, or camper
- Located in the sought-after Sills Peninsula area, with a boat launch a couple of blocks away
- Approximately 10 minutes to Clinton and Fairfield Bay

If you've been searching for an affordable property near Greers Ferry Lake with utilities already available and no restrictions, this is one you won't want to miss. Bring your plans, your boat, and start enjoying everything lake life has to offer!

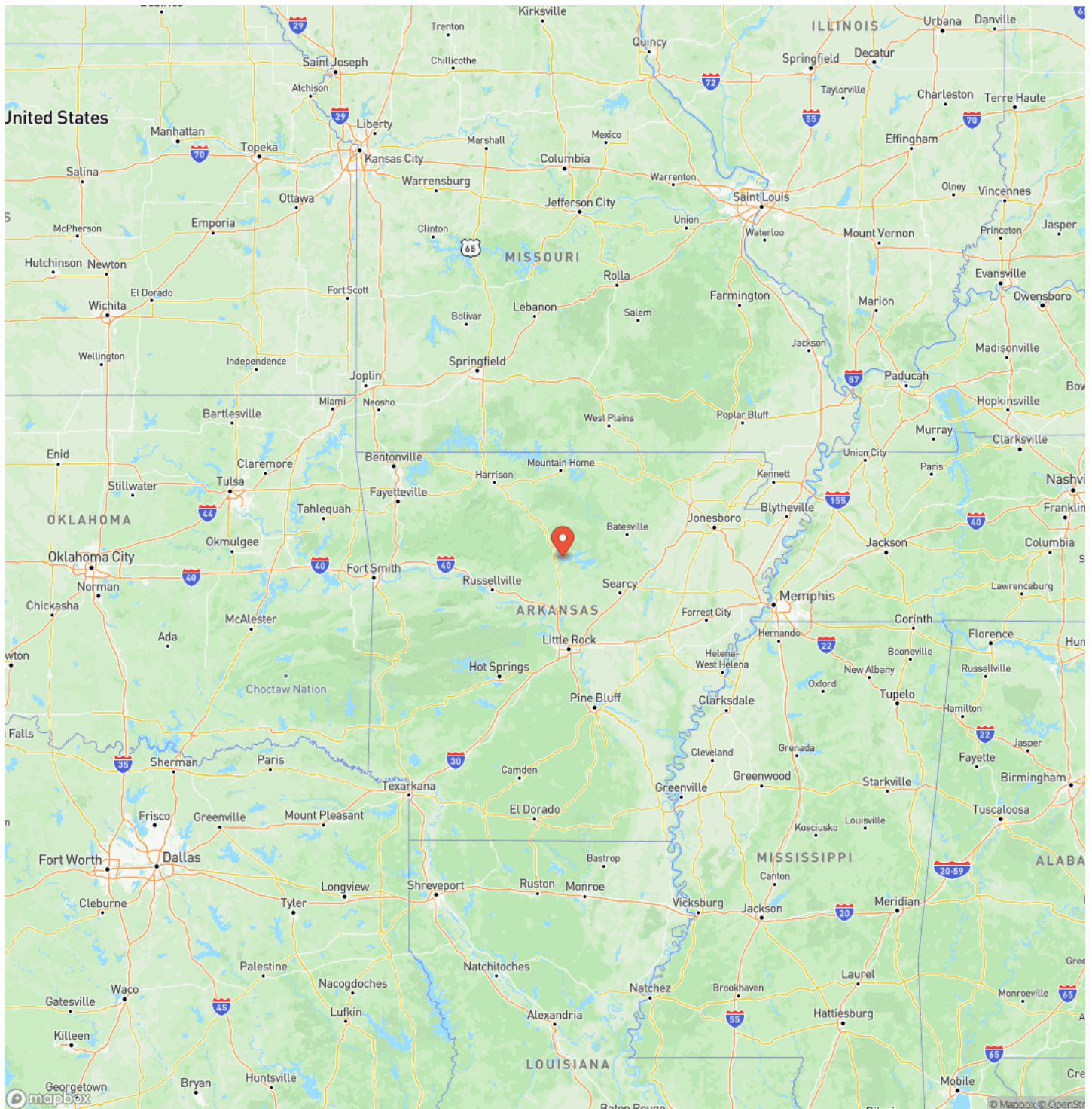
Proudly listed with **Mossy Oak Properties Selling Arkansas**, [870-495-2123](tel:870-495-2123).

Listing Agent & Certified Land Specialist, Krystn Bouregois, [501-270-5276](tel:501-270-5276) , Call or text me anytime!
www.WeSellArkansas.com, Equal Housing Opportunity.

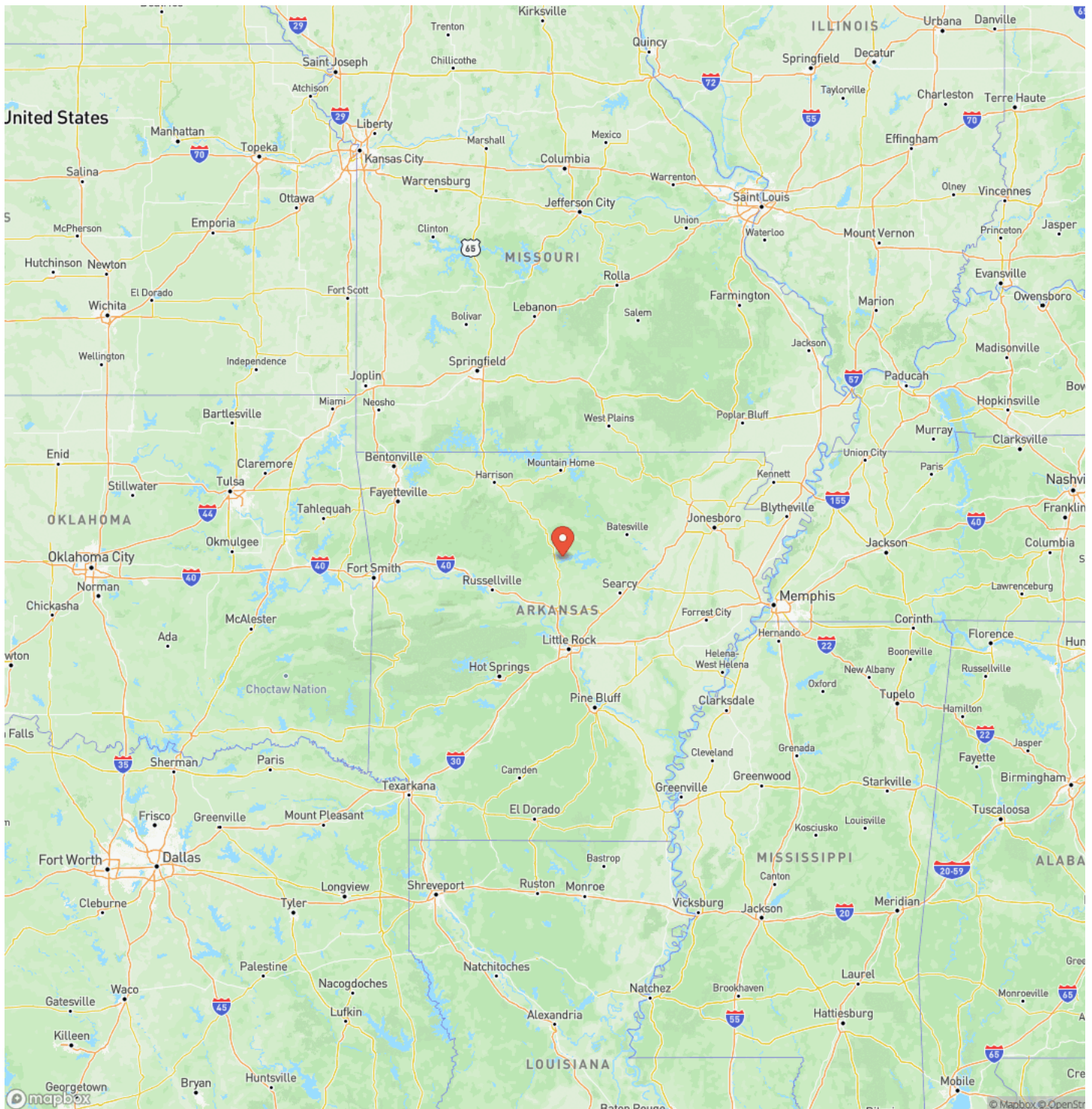
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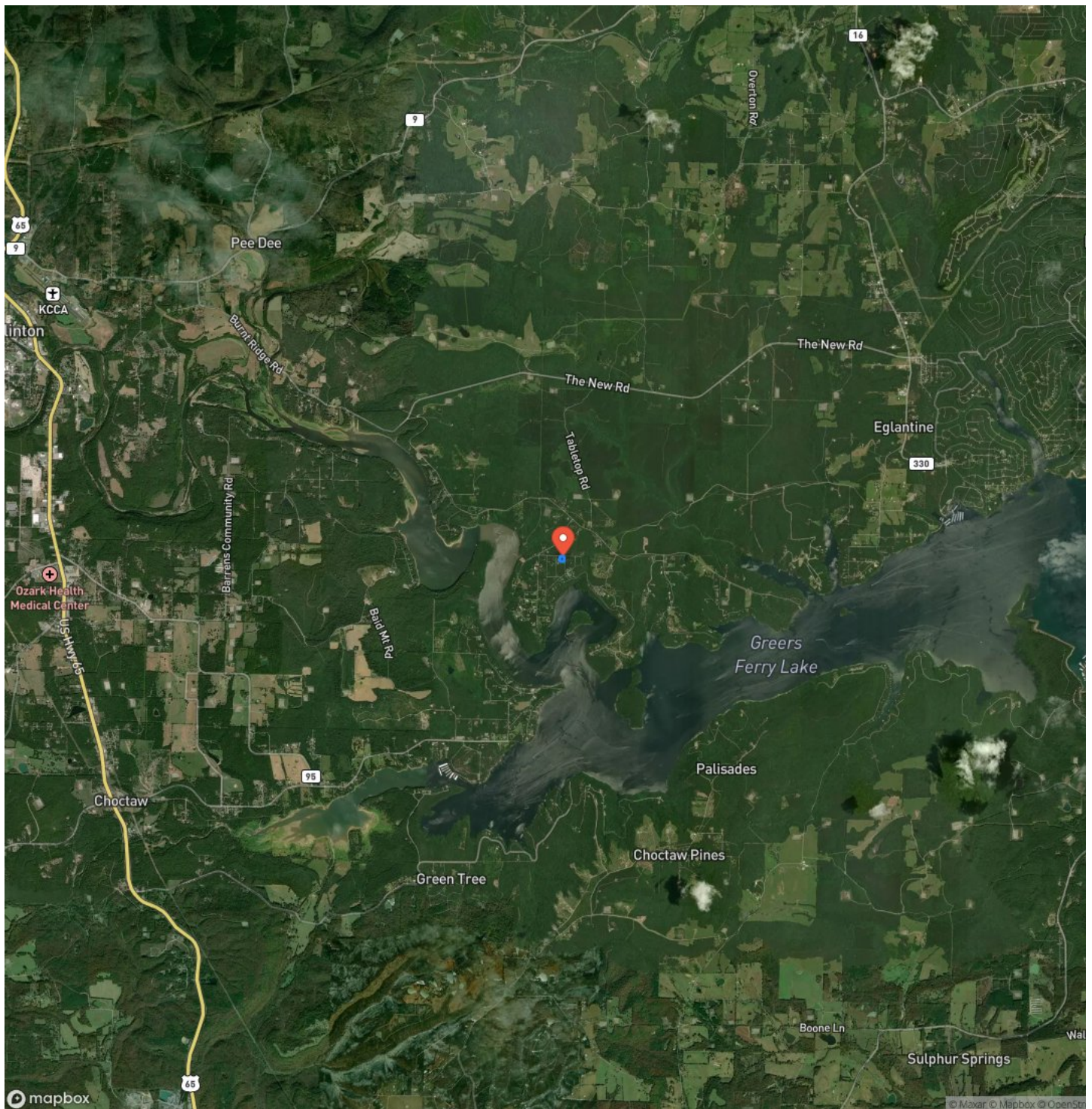
Locator Map



Locator Map



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

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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.



<https://wesellarkansas.com/>

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.

Mossy Oak Properties Selling Arkansas

8111 N St Louis St

Cave City, AR 72521

(870) 495-2123

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