Hudson Creek Retreat
Little River 251
Ogden, AR 71853-0037

$415,000
48.84± Acres
Little River County







MORE INFO ONLINE:

https://moplandandhome.com/

SUMMARY

Address
Little River 251

City, State Zip
Ogden, AR 71853-0037

County
Little River County

Type
Hunting Land, Recreational Land, Timberland, Residential Property

Latitude / Longitude
33.633482 / -94.017276

Taxes (Annually)
$432

Dwelling Square Feet
1,344

Bedrooms / Bathrooms
4 / 1

Acreage
48.84

Price
$415,000

Property Website
moplandandhome.com







PROPERTY DESCRIPTION

Escape to your own private sanctuary at Hudson Creek Retreat, a magnificent 48.84-acre property nestled in the scenic landscapes of Little River County, Arkansas. This exceptional offering seamlessly blends the allure of prime hunting and recreational land with the comfort of a charming, rustic cabin, creating an idyllic escape in Little River County. Imagine waking to the sounds of nature, with endless possibilities for outdoor adventure right outside your door, making this a perfect haven for those seeking tranquility and excitement.

Location

Situated in the heart of Little River County, this retreat offers a peaceful rural setting near Ogden, Arkansas. The property benefits from its strategic location, providing a sense of seclusion while remaining accessible to local amenities and the vibrant community of the state.

Land and terrain

Spanning 48.84 acres, the land presents a diverse and natural landscape, ideal for a variety of outdoor pursuits. The varied terrain invites exploration and offers numerous opportunities for wildlife observation, recreational activities, and personal enjoyment. The property's natural state ensures a rich and authentic outdoor experience for any owner.

Improvements and infrastructure

A charming 1969 cedar cabin, featuring a metal roof and a cozy fireplace, serves as the centerpiece of this retreat. With four bedrooms and one full bath, this single-story cabin with covered porch provides comfortable living space, complete with central heating and central air for year-round comfort. In addition to the cabin, the property includes a 30x40 insulated steel-frame metal shop with concrete floor, 10x40 covered lean too, 2 roll-up doors for easy access and fully wired with overhead lighting, offering extra storage or utility space, a small pavilion and a pond that adds to the aesthetic appeal and recreational value. The laminate flooring throughout the cabin ensures a practical and appealing interior.

Water and utilities

The property boasts a private well, ensuring self-sufficiency and convenience. The cabin is equipped with mini-split central heating and central air conditioning, providing comfort in all seasons. The existing infrastructure suggests a comfortable and well-appointed living environment, with opportunities to customize and enhance as desired.

Wildlife and vegetation

Hudson Creek Retreat is a haven for wildlife enthusiasts, teeming with whitetail deer, turkey, hogs, and various small game. The property's natural vegetation creates an ideal habitat for these species, offering exceptional hunting and wildlife viewing opportunities. The land is largely in its natural state, preserving the ecological balance and enhancing its appeal to nature lovers. Fishing opportunity is literally from the front porch in the large stocked pond.

Current and potential use

Currently enjoyed for hunting and recreational activities, this property holds immense potential for continued use in these areas. Imagine exploring extensive ATV trails, fishing in the pond, or simply enjoying the peaceful surroundings. Its designation as timberland and residential property also opens doors for future development or investment, allowing a new owner to shape its destiny to perfectly align with their vision.

Access and easements

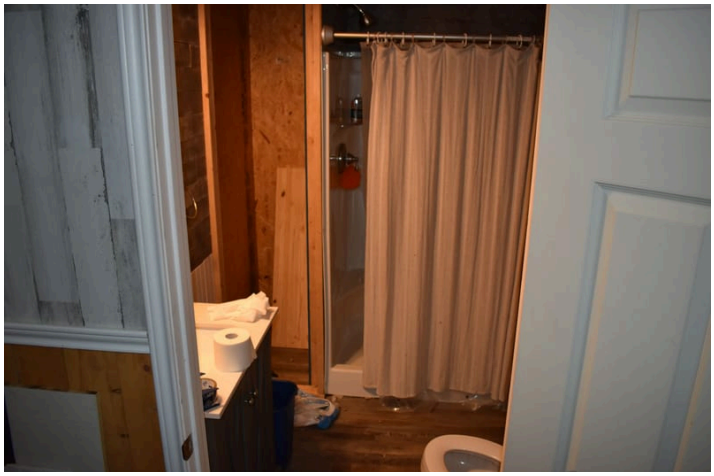
Access to Hudson Creek Retreat is facilitated by a county road, featuring a combination of dirt and gravel surfaces, ensuring convenient entry to the property. This frontage provides ease of access for vehicles and equipment, while maintaining the rustic charm of a rural setting.





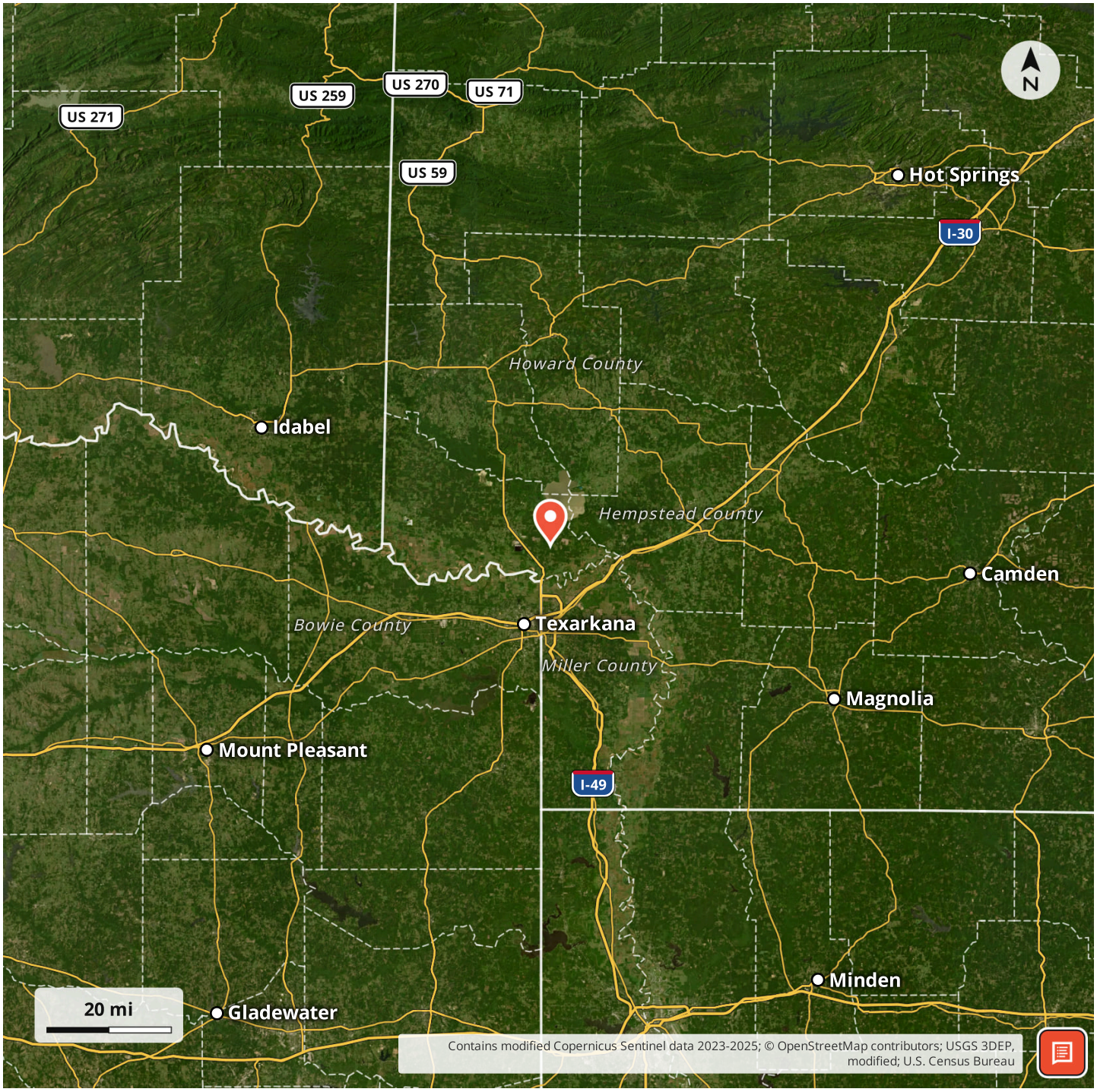








Regional Map



Locator Map


Little River 298 Rd
N
1000 ft
Arkansas GIS Office, ADOP 2023; USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

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