

Vacant Land

Active



PROPERTY DETAIL

List Price: \$175,000	Per Acre Price \$:
MLS #: 10157587	Per FFt Price \$:
Class: Vacant Land	
Type: Acreage	
Appx. Lot Size: irregular	
Appx Acreage: 48.78	
Zoning: Rural	
Subdivision: Shady	
Legal: pt 3-4-28--Polk ...	Will Subdivide: No
Area: 301	Entered Twice: No
Taxes: 35.44	
SI Taxes:	
Calculated \$/Acre: 3587.54	

Address: 999 Polk 601
City: Mena
County: Polk
Zip: 71953

Directions: Take 8 East to Highway 375 turn R Go thru Shady Road changes to 601 Go about 6 miles to Steel Gate on Right. Owner has had a road made down thru property. See plat property goes across the Little Missouri River

LISTING INFORMATION

Pasture Acres: 0.00	Cultivation Acres: 0.00	Timber Acres: 48.78	Total Acres: 48.78
Farm Features: Other (see remarks)			
Utilities: Some Util Avl-Not on Prop			

PROPERTY FEATURES

AREA AMENITIES	Gated Entrance	RESTRICTIONS	Mineral Rghts Kpt by Silr, Other (see remarks)
FARM/RANCH FEATURES	Other (see remarks)	ROAD FRONTAGE	County Road
FINANCING (NEW)	New Loan-Conventional, Cash	ROAD SURFACE	Gravel, Dirt
LOT	Rural Property, River View, Wooded, Out of City, Unimproved, River/Lake Area, Mountain View, Timberland, Hunting/Recreation, Other (see remarks)	TRANSPORTATION UTILITIES	None
POSSESSION	Immediately-With Deed		Some Util Avl-Not on Prop

PUBLIC REMARKS

Very secluded acreage with headwaters of Little Missouri River flowing thru it. Located between Shady and Little Missouri Falls. Some very beautiful and desireable building sites. National Forrest on 2 sides. Very beautiful area. Rare opportunity to find this unusual type of property for sale. Prior owner has reservation of 1/2 of the mineral rights.

SP:
LAG: Norma Page

MT: 54
LO: Vision Realty

CLSD:

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