



SMALLTOWN

HUNTING PROPERTIES
& REAL ESTATESM

8± ACRES ON POLK ROAD 62
POLK COUNTY, AR
\$150,000



OFFICE (479) 588-1034 | WWW.SMALLTOWNPROPERTIES.COM

8± ACRES ON POLK ROAD 62

PROPERTY PROFILE

LOCATION:

- Polk Road 62
Board Camp, AR 71953
- Polk County
- 1.7± Miles SE of Board Camp
- 4.5± Miles NE of the Wolf Pen
Gap North Trailhead
- 11± Miles SE of Mena
- 73± Miles W of Hot Springs

COORDINATES:

- 34.522774, -94.074762

TAX INFORMATION:

- TBD

PROPERTY USE:

- Potential Home/Cabin Site
- Recreational
- Investment

PROPERTY INFORMATION:

- 8± Peaceful Acres
- Beautiful Ouachita
Mountain Views
- Creek & Pond
- Mostly Open Pasture
- Excellent Building Sites
- County Road Frontage
- Abundant Wildlife
- Rural Water Available
- Electricity Available



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NICK PATE

LAND SPECIALIST

C: 479-234-3288

O: 479-588-1034

nick@smalltownproperties.com

5607 Highway 71 South - Cove, AR 71937

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO 8± ACRES ON POLK ROAD 62

IF YOU'VE BEEN LOOKING FOR THAT HARD-TO-FIND SMALL ACREAGE IN THE OUACHITA MOUNTAINS, THIS 8± ACRE TRACT IS ONE YOU'LL WANT TO SEE. Located on Polk Road 62 in the Board Camp Community of Polk County, Arkansas, this property offers a great mix of open pasture, beautiful mountain views, and all the features that make Arkansas land so desirable.

A nice creek runs through the property, and there's also a pond that adds to the beauty and gives you another great spot to enjoy the outdoors. The land is mostly open pasture with a few large, mature shade trees scattered throughout, making it ideal for building a home or weekend cabin or simply enjoying as a recreational getaway. Utilities are already close by with rural water and electricity available, saving you time and expense when you're ready to build.



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MORE ABOUT 8± ACRES ON POLK ROAD 62

For the ATV enthusiast, you'll love being just a short drive from the famous Wolf Pen Gap Trail System. Travel by county roads to enjoy one of Arkansas's premier off-road destinations, making it easy to spend the day exploring the Ouachita Mountains.

Whether you're looking for a place to build, keep a few horses or livestock, or own a piece of the Ouachitas to escape to on the weekends, this property checks a lot of boxes.

Contact Nick Pate today to schedule a private showing and experience #TheSmallTownWay.



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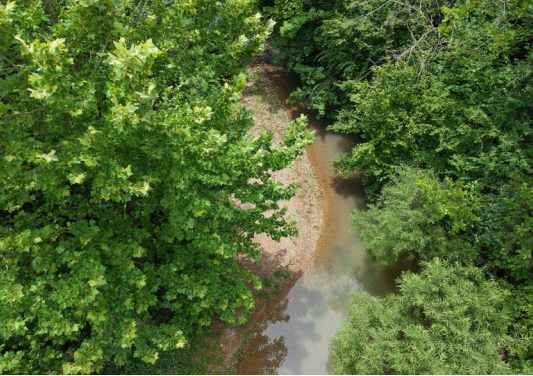
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POLK ROAD 62

POLK COUNTY, ARKANSAS



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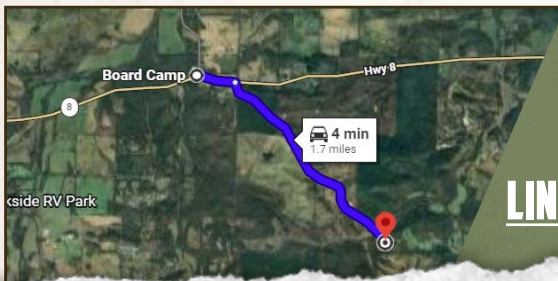
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8± ACRES

POLK ROAD 62

POLK COUNTY, ARKANSAS

land **id.** LINK



Directions From Board Camp, AR:
Travel south on Polk Road 62 for 1.4
miles to the property on the right.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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