

**3± ACRES**  
**CHAPARRAL LANE TRACT 6**  
**MENA | POLK COUNTY, AR**  
**\$45,000**



**SMALLTOWN**  
HUNTING PROPERTIES  
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# CHAPARRAL LANE TRACT 6

## 3± ACRES

## PROPERTY PROFILE

### LOCATION:

- Chaparral Lane  
Mena, AR 71953
- Polk County
- 2± Miles to the  
Ouachita National Forest
- 4± Miles SW of Mena
- 5± Miles NE of CMA –  
Iron Mountain Camp & Cabins
- 10± Miles NW of the  
Wolf Pen Gap West Trailhead
- 16± Miles SW of Irons Fork Lake

### COORDINATES:

- 34.54605, -94.27394

### TAX INFORMATION:

- TBD

### PROPERTY USE:

- Potential Home Site
- Hunting
- Recreational
- Investment

### PROPERTY INFORMATION:

- 3± Acres
- Sloping Terrain
- Building Sites
- Electricity Onsite
- Wildlife
- Mountain View
- Additional Acreage Available



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**NICK PATE**

LAND SPECIALIST

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O: 479-588-1034

[nick@smalltownproperties.com](mailto:nick@smalltownproperties.com)

5607 Highway 71 South - Cove, AR 71937

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Information is believed to be accurate but not guaranteed.



# CHAPARRAL LANE TRACT 6 | 3± ACRES

WELCOME TO YOUR OWN LITTLE PIECE OF HEAVEN, TUCKED AWAY ON A QUIET PRIVATE LANE APPROXIMATELY FOUR MILES FROM MENA, ARKANSAS. The 3± acre Polk County tract offers a nice build site for a weekend getaway cabin or your forever home. This area is home to abundant wildlife, including deer, hogs, and the occasional black bear. Just a short drive to the Wolf Pen Gap West Trailhead and the Ouachita National Forest, this tract will provide you a lifetime of adventure. *Additional acreage is available.*

To schedule a personal tour and learn more about this property, call Nick Pate today!



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**POLK COUNTY, ARKANSAS**



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## 3D MAP



## SURVEY MAP



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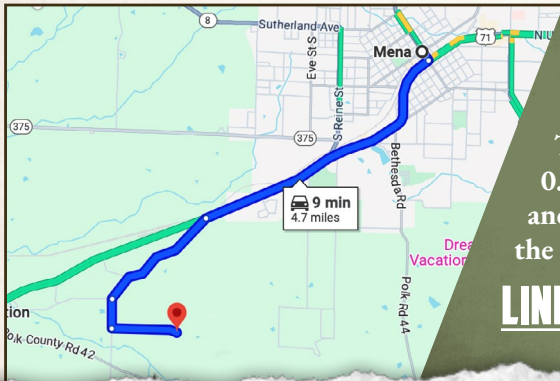
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**Directions From Mena, AR: Travel 1.9 miles on Hwy 71 S. Turn left on Polk Road 50 and proceed 1.1 miles. Turn left on Polk Road 412 and continue 0.3 miles. Turn left on Chaparral Lane and in 0.6 miles, the property will be on the left.**

## LINK TO GOOGLE MAP DIRECTIONS



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