

98 +/- Acres of Prime Deer & Turkey Hunting Land with
Trails, Pond, Home & Shops | Sharp County, Near Hardy,
Arkansas
222 W CC RD
Hardy, AR 72542

\$349,900
98± Acres
Sharp County



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Hardy, AR / Sharp County

SUMMARY

Address

222 W CC RD

City, State Zip

Hardy, AR 72542

County

Sharp County

Type

Recreational Land, Hunting Land, Timberland, Residential Property

Latitude / Longitude

36.360253 / -91.417765

Dwelling Square Feet

996

Bedrooms / Bathrooms

3 / 1

Acreage

98

Price

\$349,900

Property Website

www.mossyoakproperties.com



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Hardy, AR / Sharp County

PROPERTY DESCRIPTION

98 +/- ACRES OF PRIME OZARK HUNTING LAND | WHITETAIL DEER, BIG TOM TURKEYS & OCCASIONAL BLACK BEAR | NEAR HARDY, ARKANSAS

If you've been searching for a true Arkansas hunting property loaded with whitetail deer, mature tom turkeys, and the occasional black bear, you need to come ride these 98 +/- acres in the Ozark Mountains!

Located in the Worth community of Sharp County, Arkansas, just minutes from Hardy, this beautiful property offers the kind of hunting setup that so many outdoorsmen dream about. Mature hardwood timber, an abundance of white oak trees, established hunting trails, deer stands, feeders, a pond, and a place to stay when the hunting day is over!

This property is all about the hunting!

WHITETAIL DEER, MATURE TOM TURKEYS & THE OCCASIONAL BLACK BEAR

Imagine waking up before daylight, grabbing your hunting gear, and heading out on your own 98 +/- acres without ever having to leave the property.

This land is known for its **abundant whitetail deer, impressive tom turkeys, and occasional black bear sightings.**

One of the biggest attractions for wildlife is the beautiful stand of **mature mixed hardwood timber, especially the numerous white oak trees** scattered throughout the property.

And if you know anything about hunting the Ozarks, you know just how important those white oak acorns can be!

When the acorns begin falling, they provide a valuable natural food source for deer, turkey, and other wildlife.

Picture sitting in your deer stand on a crisp fall morning, watching whitetails work through the hardwoods. Or listening to a mature tom turkey gobbling somewhere across the property on a beautiful spring morning.

This is the kind of place where hunting memories are made!

HUNTING STANDS, FEEDERS & TRAILS ALREADY IN PLACE, just in time for deer season!

One of the things I appreciate most about this property is that someone has already put time into making it accessible for hunting.

Deer stands and feeders are already in place, and there is an extensive network of established ATV and hunting trails winding throughout the 98 +/- acres.

These trails make it convenient to reach hunting locations, check feeders, retrieve game, and explore the property.

Be sure to look at the trail map included in the listing photographs! It shows most of the trails, but there are additional trails that are not marked on the map.

Another valuable feature is the **fire lane running around most of the property's perimeter**, allowing access to much of the boundary.

And unlike many Ozark hunting tracts with steep ravines and difficult terrain, **this property lays beautifully with gently sloping ground.**

You can enjoy riding the trails and maneuvering through the woods without having to navigate deep, rugged hollows.

The property also features **perimeter fencing, gravel road frontage, and a pond**, adding even more appeal to this recreational tract.

YOUR OWN HUNTING CAMP - 3-BEDROOM HOME & TWO SHOPS

What makes this property even more attractive is that you don't have to pack up and drive home after an evening hunt.

Your hunting headquarters is already here!

The property includes a **3-bedroom, 1-bath mobile home** with a covered front porch stretching across the entire front of the home.

Imagine sitting on that porch after a successful morning hunt, enjoying a cup of coffee, and planning where you'll hunt that afternoon.

There is also a small rear deck, perfect for grilling after a long day outdoors.

The home has a private well with a whole-house filtration system. The owners report exceptionally clear water and excellent well performance. The well equipment and filtration system are housed inside one of the bedrooms.

Additional features include North Arkansas Electric service, NEXT fiber internet availability, an owned propane tank, and an electric water heater.

And for anyone who owns ATVs, tractors, or hunting equipment, **the two existing shops are a tremendous bonus!**

Both shops have **electricity, concrete floors, and roll-up doors**, providing room to store your equipment and keep everything ready for the next hunting trip.

FENCED & GATED - IDEAL FOR A WEEKEND HUNTING RETREAT

The mobile home and both shops are enclosed within a **chain-link-fenced area with a sliding entrance gate**.

This is especially convenient for someone wanting a second home or private hunting camp.

You can come in for the weekend, unload your gear, ride the trails, hunt your stands, and lock the gate when you leave.

With the property being only a short drive from **Hardy, Arkansas**, you can enjoy the privacy of your own hunting land while still having convenient access to town.

COME RIDE THE LAND WITH US!

98 +/- acres of mature Ozark timber. White oak acorns. Whitetail deer. Big tom turkeys. Occasional black bear. Established trails. Hunting stands. Feeders. A pond. A hunting cabin and two shops.

This is the kind of property that deserves more than a quick look from the road.

At **Mossy Oak Properties Selling Arkansas**, we believe you need to get out on the land to appreciate what you're buying.

We want to take you through the trails, show you the hunting locations, ride through the beautiful hardwood timber, and let you experience what these 98 +/- acres have to offer.

Bring your hunting boots. Bring your family. And bring enough time to truly see the land!

Whether you're looking for your own private deer and turkey hunting retreat, a place to spend hunting season with family and friends, or a recreational property where you can make memories for years to come, **this Ozark hunting property is one you need to see!**

98 +/- Acres | Whitetail Deer | Mature Tom Turkeys | Occasional Black Bear | Mature White Oak Timber | Established Hunting Trails | Deer Stands & Feeders | Pond | Perimeter Fencing | 3BR/1BA Mobile Home | Two Electric Shops | Private Well | Gravel Road Frontage, just less than 1/2 mile of gravel off highway!

Proudly Listed With Mossy Oak Properties Selling Arkansas, Office: [870-495-2213](tel:870-495-2213)

Listing Agent: Pamela Welch - [870-897-0700](tel:870-897-0700)

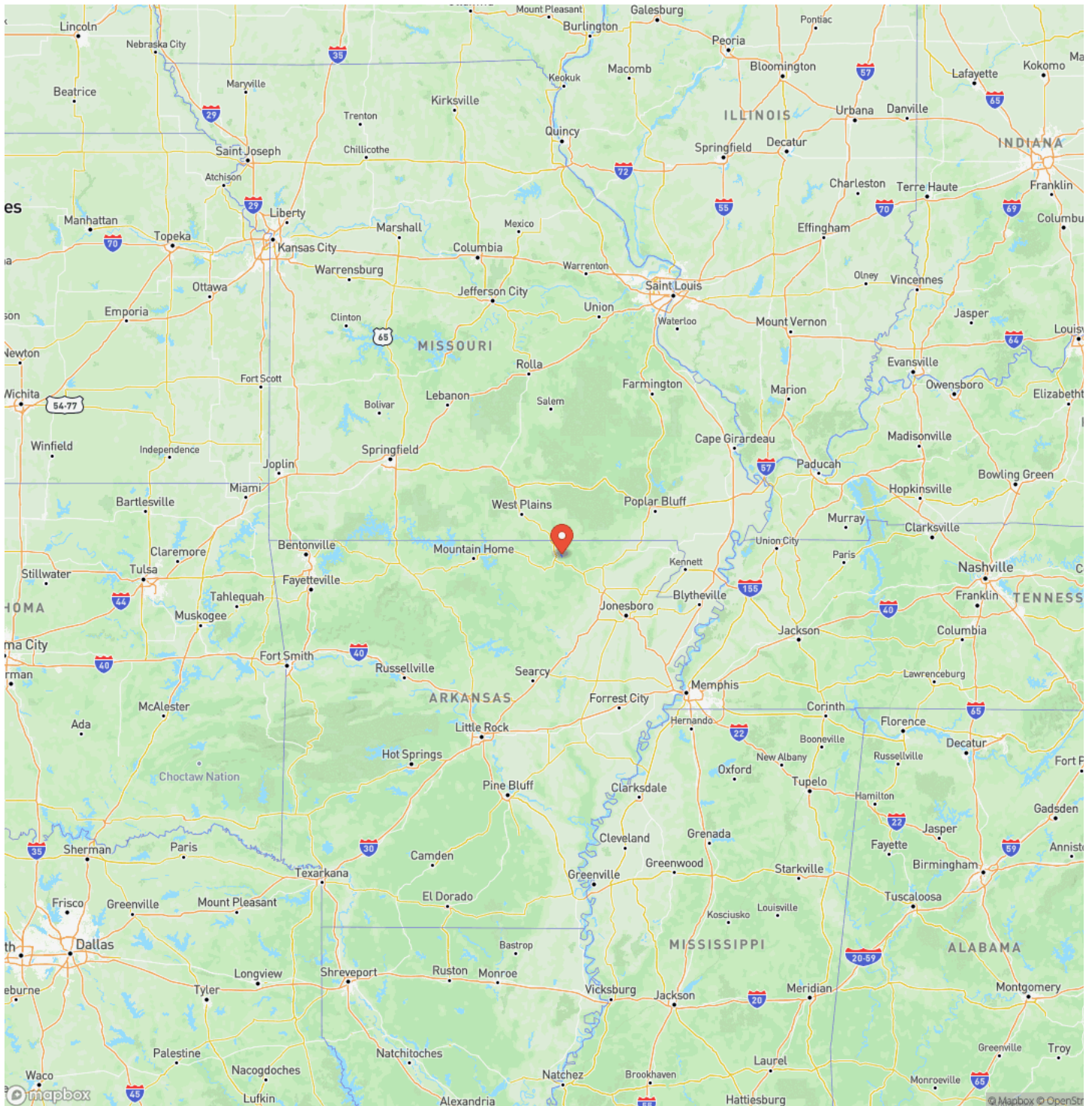
Equal Housing Opportunity, www.WeSellArkansas.com.



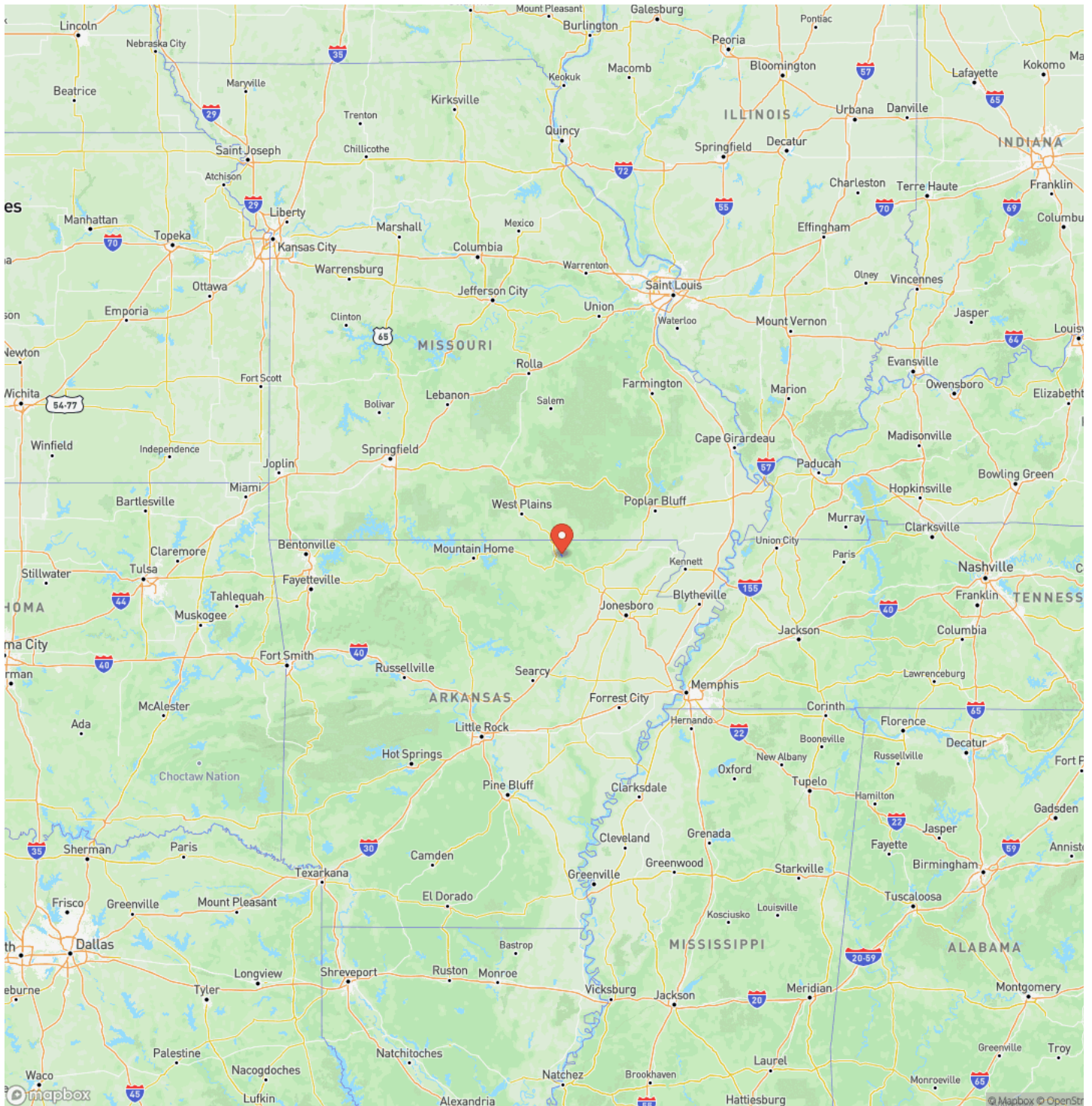
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Locator Map

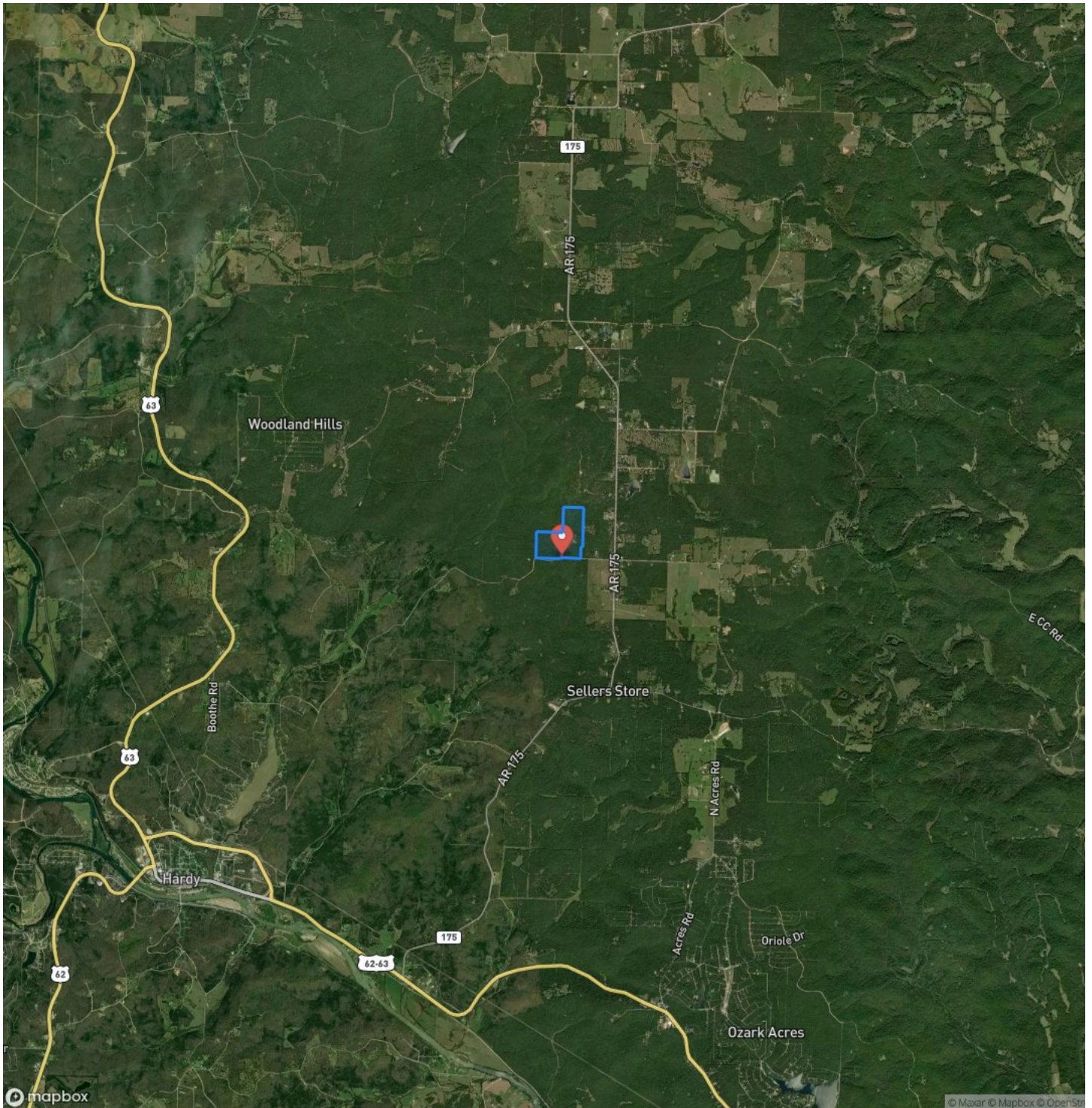


Locator Map



98 +/- Acres of Prime Deer & Turkey Hunting Land with Trails, Pond, Home & Shops | Sharp County, Near Hardy, Arkansas
Hardy, AR / Sharp County

Satellite Map



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LISTING REPRESENTATIVE

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NOTES

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