

# TBD Highway 300 Road

Roland, Ar 72135



**List Price:** \$259,000

**MLS#:** 1339150

**Beds:** 0

**Garage:** 0

**Type:** Land

**County:** Pulaski

**School:** Roland

## Description

Approximately 68.00 acres located just west and north of Pinnacle in West Little Rock, Arkansas, offering a rare combination of recreational, agricultural, and riverfront features. The property includes approximately 7.00 acres of bottomland hardwood timber on the west side, with a duck blind that is subject to seasonal flooding.

Approximately 525 feet of frontage along the Arkansas River (Palarm Pool), providing river access and exceptional wildlife habitat. The remaining acreage is previously tillable ground that is currently enrolled in a CRP tree planting program (2024), which provides annual payments to the seller.

Ideally situated between Roland, Arkansas and the Arkansas River, this property is located in an excellent deer hunting area, with opportunities for occasional duck hunting when weather and water conditions allow. A unique opportunity for investors, outdoorsmen, or buyers seeking recreational land with Arkansas River frontage, all within close proximity to West Little Rock.

## Property Details

Lot Size	68.00 Acres
Fencing	None
Listed By	Mossy Oak Properties Field, Farm, and Homes