

0000 CR 7670

Hindsville, Ar 72738



List Price: \$156,400

MLS#: 1344696

Beds: 0

Garage: 0

Type: Land

County: Madison

School: Huntsville

Description

37 +/- acres in Madison County with a strong combination of location, usability, and natural features. Property is being split from a larger tract with seller-provided ingress/egress and utility easements. Utilities available along County Road 7670, including electric, rural water, and fiber internet options. Land features gently sloped terrain with multiple benches and a large, usable flat on the east side suitable for a homesite or food plots. A pond and wet weather creek add recreational and wildlife value. Excellent hunting potential with deer, turkey, and occasional black bear. Timber consists primarily of white oak with some red oak and hickory. Much of the timber is marketable. Conveniently located just north of Wesley and south of Hwy 45 and US-412, within 30 minutes of Fayetteville and Huntsville. Showing is by appointment only.

Property Details

Lot Size	37.13 Acres
Fencing	Partial
Listed By	Midwest Land Group, LLC