

MIDWEST LAND GROUP PRESENTS



79 ACRES
SEARCY COUNTY, AR

746 Evening Star Road, Harriet, Arkansas, 72639



MIDWEST LAND GROUP IS HONORED TO PRESENT

INCREDIBLE PROPERTY ADJOINING BUFFALO NATIONAL WILDLIFE MANAGEMENT AREA

If you've been looking for a property adjoining Buffalo National Wildlife Management Area then look no further! These incredible 78.89 surveyed acres have everything the outdoor enthusiast could ever want. Mountain top build sites with immaculate views, large caves to explore, year-round springs, massive rock outcroppings, and so much more can all be found on this property!

Located at the end of Evening Star Road, you'll have all the privacy and seclusion you could ever want while still only being 3.5 miles to the Dillards Ferry Access on Buffalo River. Throughout the property, you'll find several caves, some small and some large enough to walk into complete darkness. An excellent trail will

traverse from the highest point on the property to the lowest point, making this property easily accessible to people of all ages. For anyone looking to build a home or cabin, the mountain top on the property has plenty of space for just that, with some of the best views you'll find anywhere in Arkansas. Looking for water features? How about a spring pouring out the mouth of a cave and flowing into Kimball Creek! Kimball Creek runs for 1/4 mile across the northern half of the property and can be accessed from one end to the other. Enjoy hiking? From the northwest corner of the property, you can hike through the management area a short 800 yards before arriving at the banks of the Buffalo River. The features of this tract are endless, and it is a must-see to truly appreciate all it has to offer!



PROPERTY FEATURES

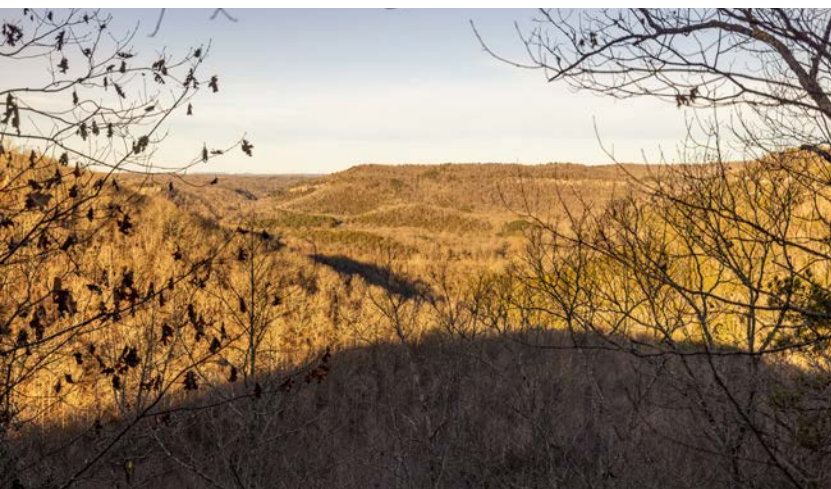
PRICE: **\$350,000** | COUNTY: **SEARCY** | STATE: **ARKANSAS** | ACRES: **79**

- 78.89 surveyed acres
- Located at the end of Evening Star Road
- Adjoins Buffalo National Wildlife Management Area
- 3.5 miles to Dillards Ferry access on Buffalo River
- Access to power and fiber
- Incredible mountain top ideal for build site with incredible views
- Several caves
- Large spring flowing out the mouth of a cave into Kimball Creek
- 1/4 mile of Kimball Creek runs across north half of property
- Trail system gives access from one end of the tract to the other
- Massive rock bluffs and outcroppings
- 800 yards as the crow flies off Buffalo River
- 25-30 minutes to both Yellville and Marshall



78.89 SURVEYED ACRES

Mountain top build sites with immaculate views, large caves to explore, year-round springs, massive rock outcroppings, and so much more can all be found on this property!



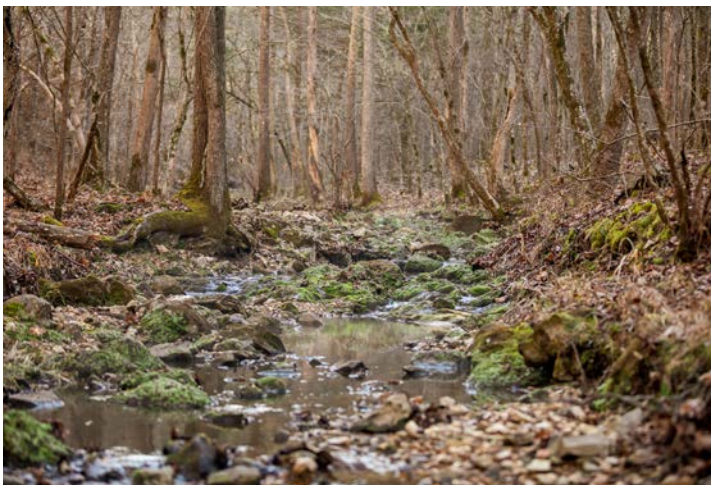
SEVERAL CAVES



LARGE SPRING

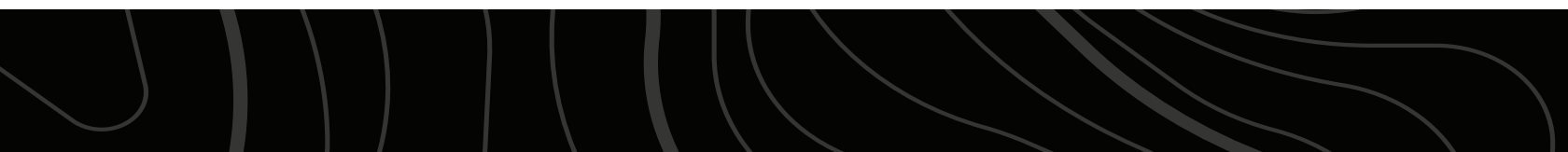
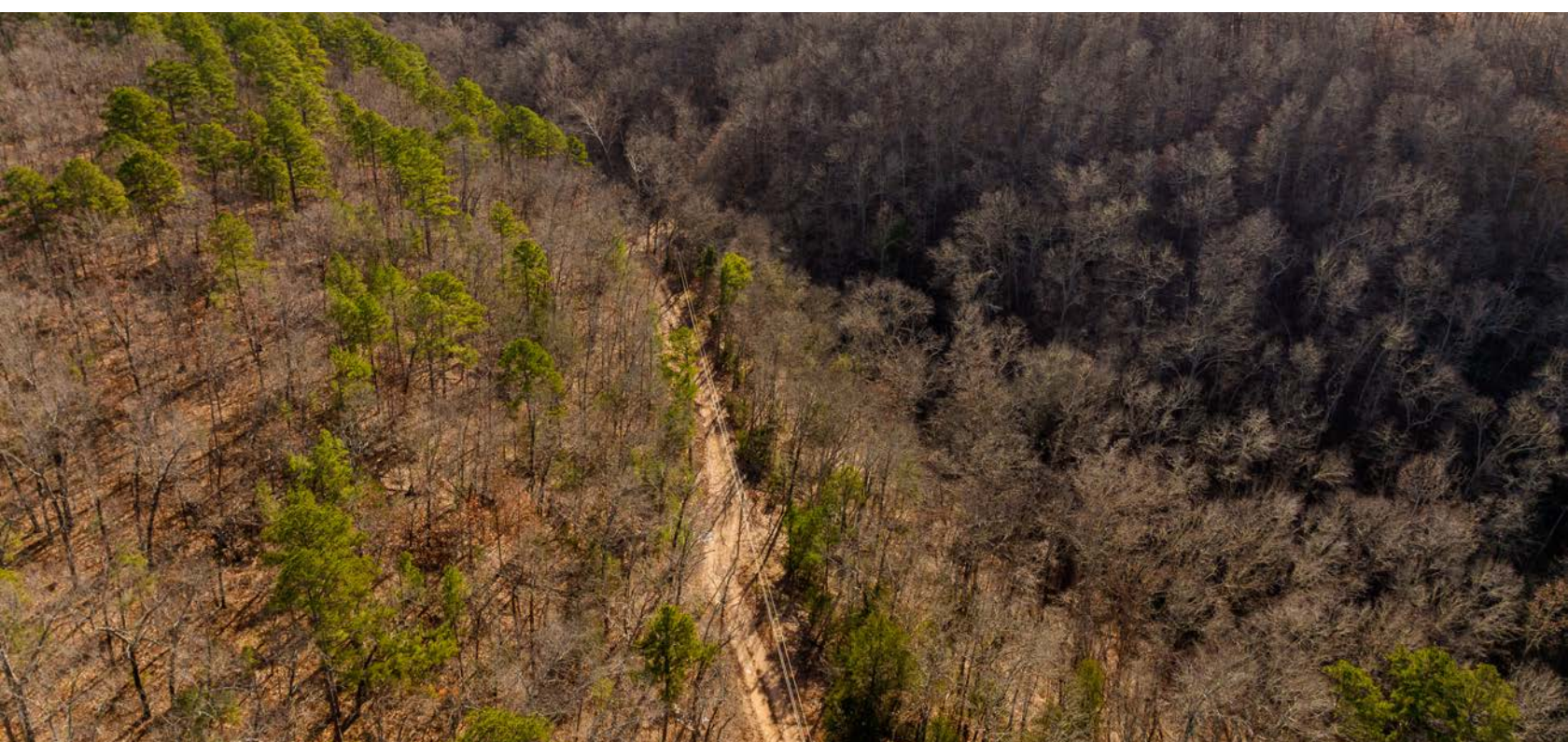


1/4 MILE OF KIMBALL CREEK

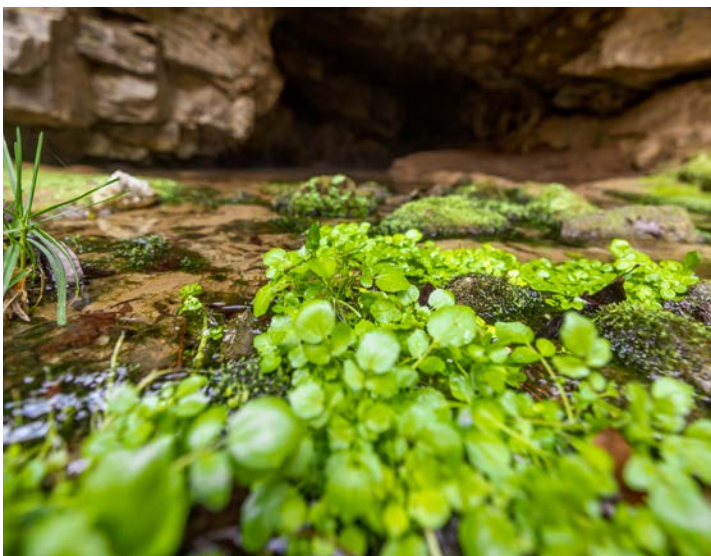


TRAIL SYSTEM

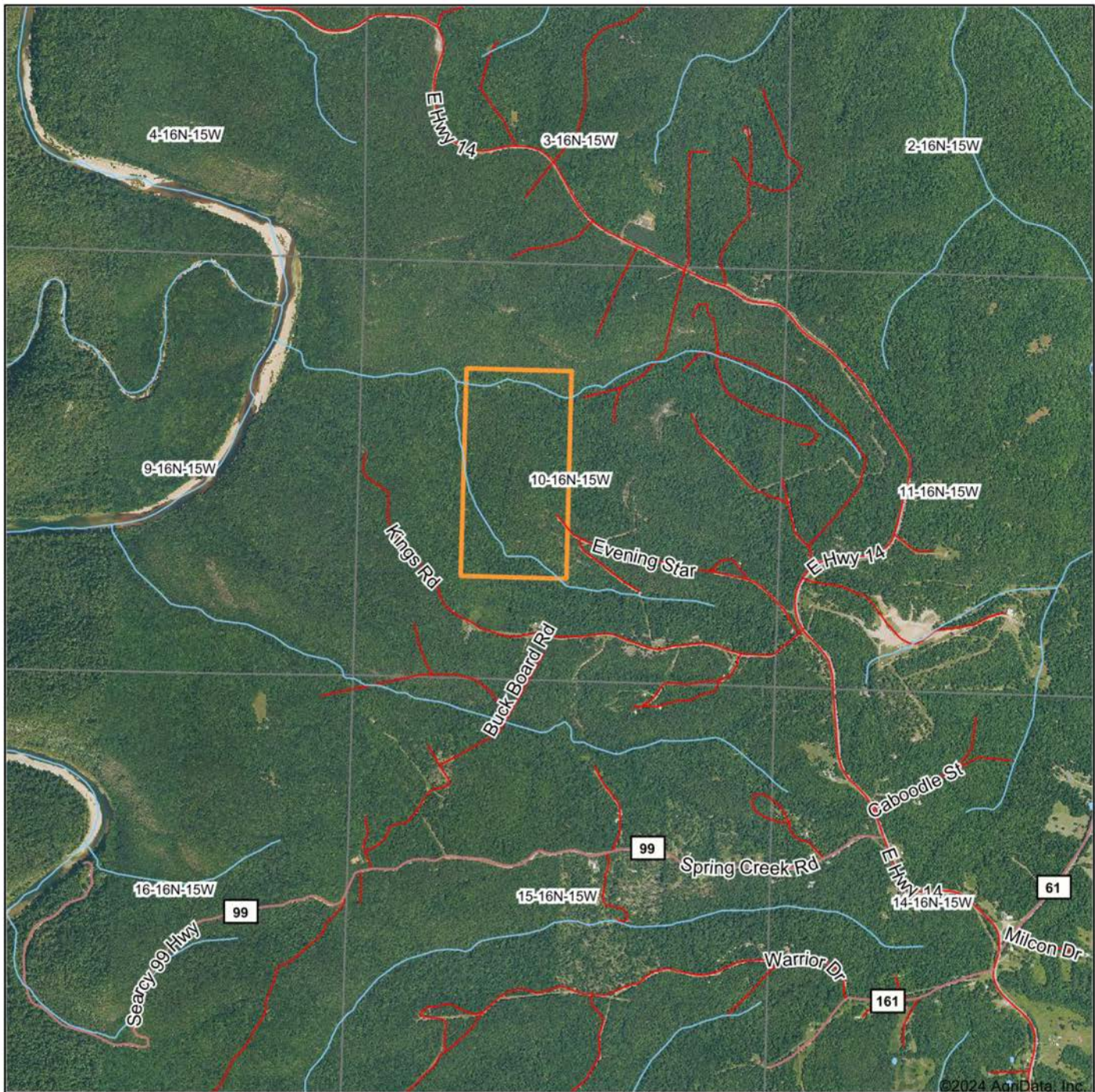
An excellent trail will traverse from the highest point on the property to the lowest point, making this property easily accessible to people of all ages.



ADDITIONAL PHOTOS



AERIAL MAP



Boundary Center: 36° 2' 37.96, -92° 33' 58.34

0ft 1935ft 3870ft



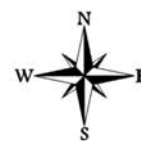
Maps Provided By:



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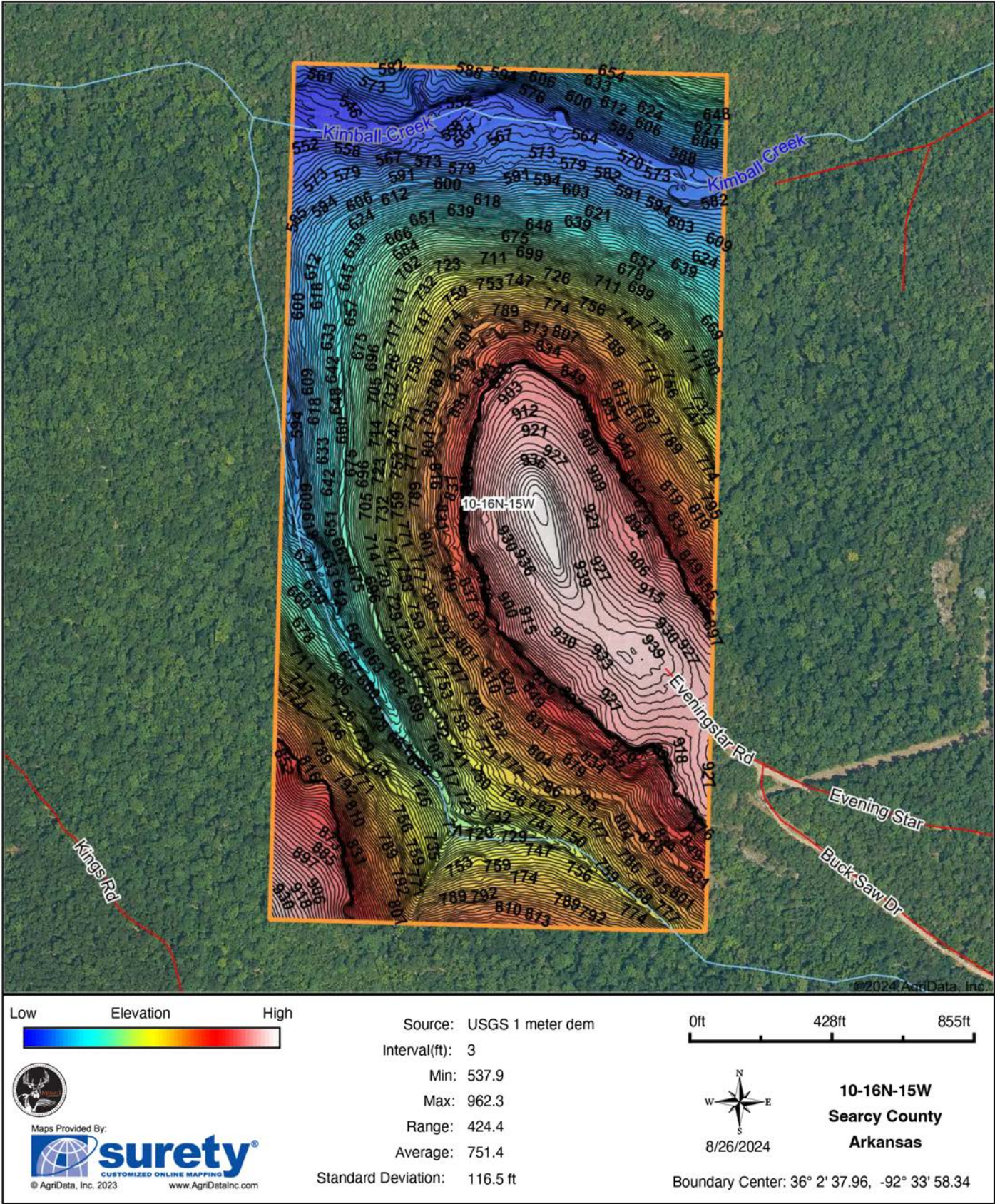
www.AgridataInc.com

10-16N-15W
Searcy County
Arkansas



8/26/2024

HILLSHADE MAP



OVERVIEW MAP



AGENT CONTACT

Actions speak louder than words. That's what Michael Rook believes to be the key factor to his success. Born in Jonesboro, Arkansas, he grew up hearing this phrase preached by his parents so much that it became ingrained in his life philosophy. Michael grew up in the Arkansas Delta surrounded by rice, bean, corn, and cotton farms—some of which he worked on in his youth. He attended Valley View High School and Arkansas State University before going to work in the natural gas distribution industry. After a travel-extensive career in natural gas, Michael longed to plant his roots back in the dirt he grew up on, and find a career that capitalized on his passion for the outdoors.

At Midwest Land Group, he's able to combine that passion with his extensive local market knowledge to see others achieve their goals of land ownership. Michael pours himself into every transaction as if it were his own. Getting a new client is easy, but he knows that it takes honesty and integrity to keep a client, and you can rest assured in that. He doesn't tell clients he'll give them 100%; he proves it. When Michael's not working, you can find him hunting all kinds of game, fishing, golfing or skiing. He resides in Jonesboro, Arkansas, with his wife, Anna, and daughter, Kingston.



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