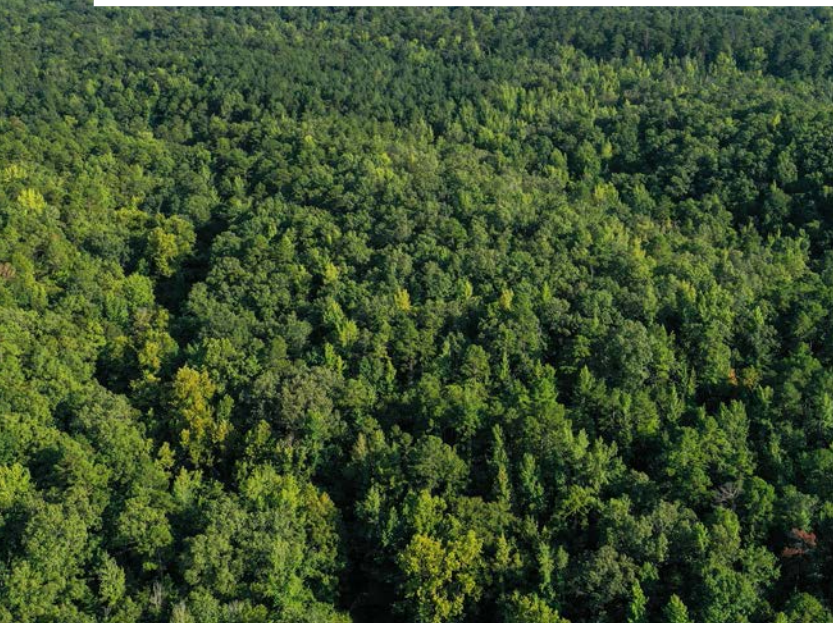


MIDWEST LAND GROUP PRESENTS



73 ACRES
MONTGOMERY COUNTY, AR

Beech Creek Road, Norman, Arkansas 71960



MIDWEST LAND GROUP IS HONORED TO PRESENT

73 +/- ACRES WITH YEAR-ROUND CREEK COMPLETELY SURROUNDED BY NATIONAL FOREST

Located in the Ouachita Mountains of Montgomery County, Arkansas, sits this rare and unique 73 +/- acre recreational paradise. With 100% of the property's boundary being with the Ouachita National Forest, it is easy to imagine the peace and tranquility of this secluded timberland. The winding drive down Beech Creek Road to the property sets the stage for this truly rare piece of Montgomery County Real Estate. Entering the property, you will immediately notice the quality of timber covering the landscape. Varieties of Hardwoods and pine timber tower over the ridges and draws, making a picturesque setting for a deer stand in the fall. Deer, turkey, and bear are abundant in the area, and the topography of the land is ideal for hunting them, with multiple ridges, draws, pinch points, and travel corridors evident. A nice-sized year-round creek flows through the

property at its North end, with multiple holes of cool and clear mountain water being separated by trickling shoals and beautiful bends. Rock bluffs line sections of the creek bank, creating picturesque landscapes as well as great pinch points along game trails.

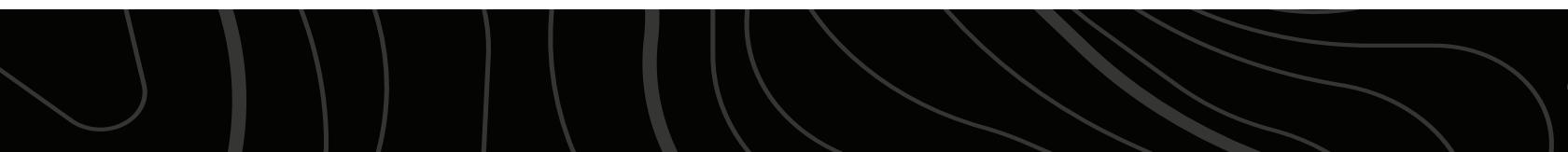
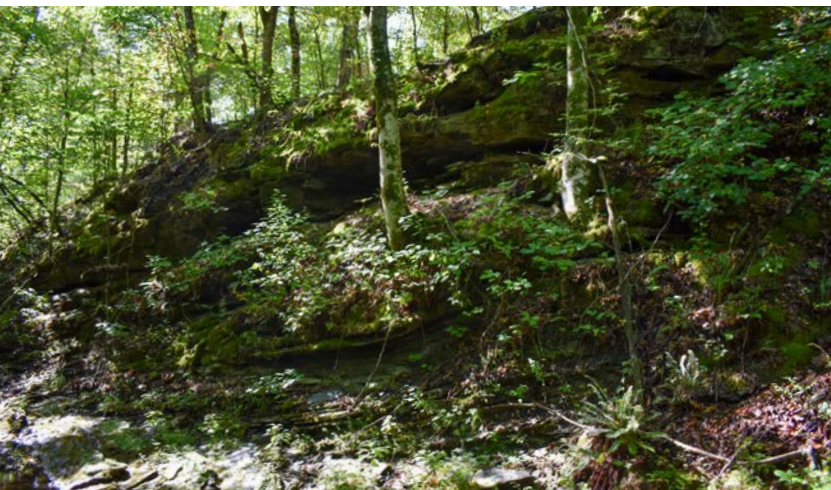
Properties that are completely surrounded by National Forest are nearly impossible to find, and this one couples that unique aspect with a beautiful year-round creek, excellent timber, rock bluffs, and great topography. Don't miss out on this once-in-a-lifetime opportunity to have your own secluded oasis in the Heart of the Ouachita Mountains. Call Jake Fowler to schedule a tour today!

PROPERTY FEATURES

PRICE: **\$339,000** | COUNTY: **MONTGOMERY** | STATE: **ARKANSAS** | ACRES: **73**

- 73 +/- acres
- Frontage on Beech Creek Road
- Year-round creek
- Rock bluffs
- 100% surrounded by Ouachita National Forest
- Gated entrance with a trail to the creek
- Excellent hardwood timber
- Rolling topography
- Ridges
- Draws
- Deer, turkey, and bear hunting
- 15 minutes from Norman
- 45 minutes from Mena
- 25 minutes from Mount Ida

ROLLING TOPOGRAPHY AND ROCK BLUFFS



GATED ENTRANCE



YEAR-ROUND CREEK



AERIAL MAP



Boundary Center: 34° 28' 30.54, -93° 48' 15.21

0ft 402ft 804ft



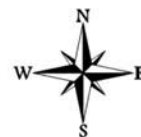
Maps Provided By:



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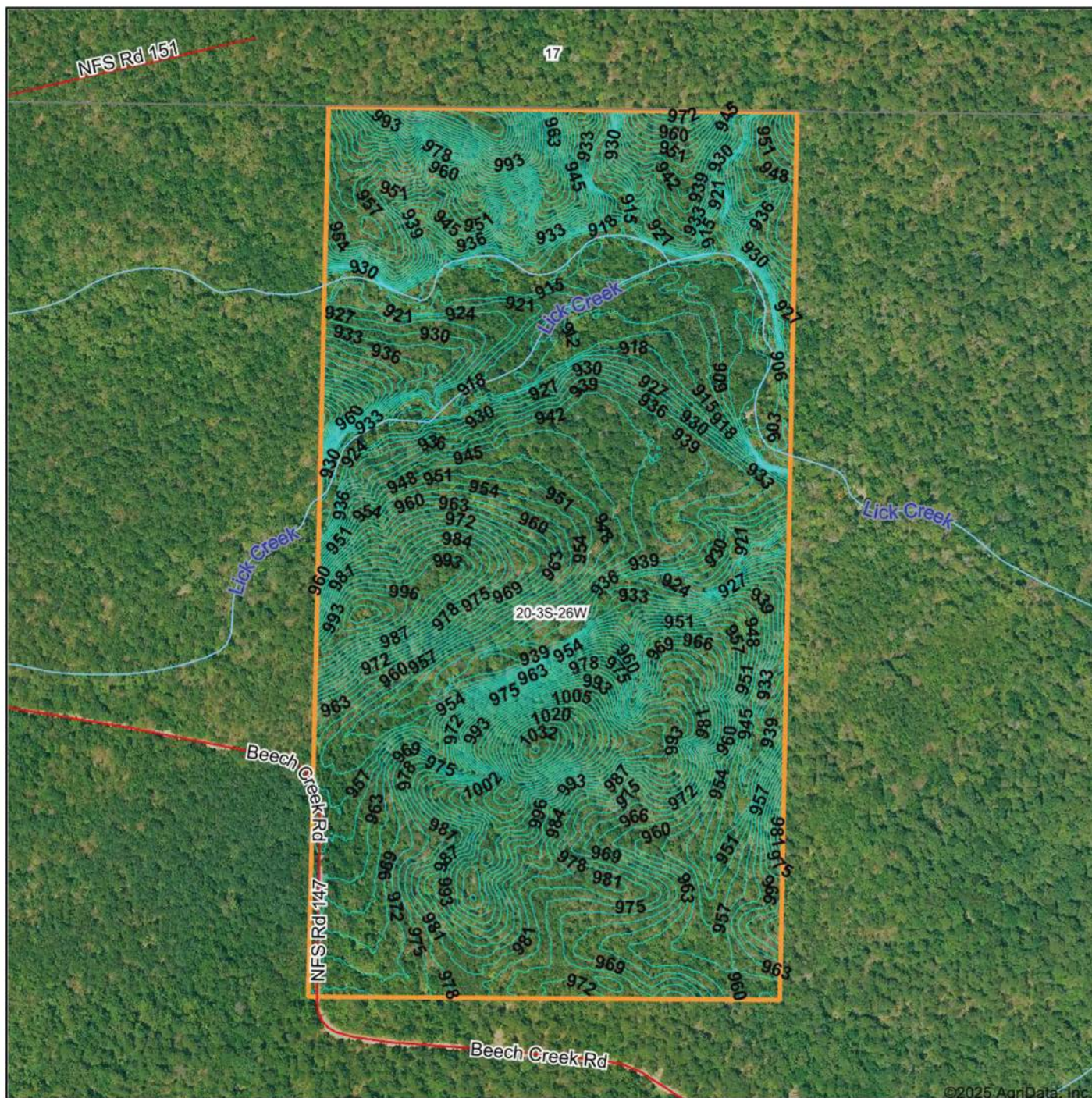
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20-3S-26W
Montgomery County
Arkansas



8/21/2025

TOPOGRAPHY MAP



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Maps Provided By:



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Source: USGS 1 meter dem

Interval(ft): 3.0

Min: 897.6

Max: 1,038.4

Range: 140.8

Average: 954.2

Standard Deviation: 27.2 ft

0ft 430ft 861ft

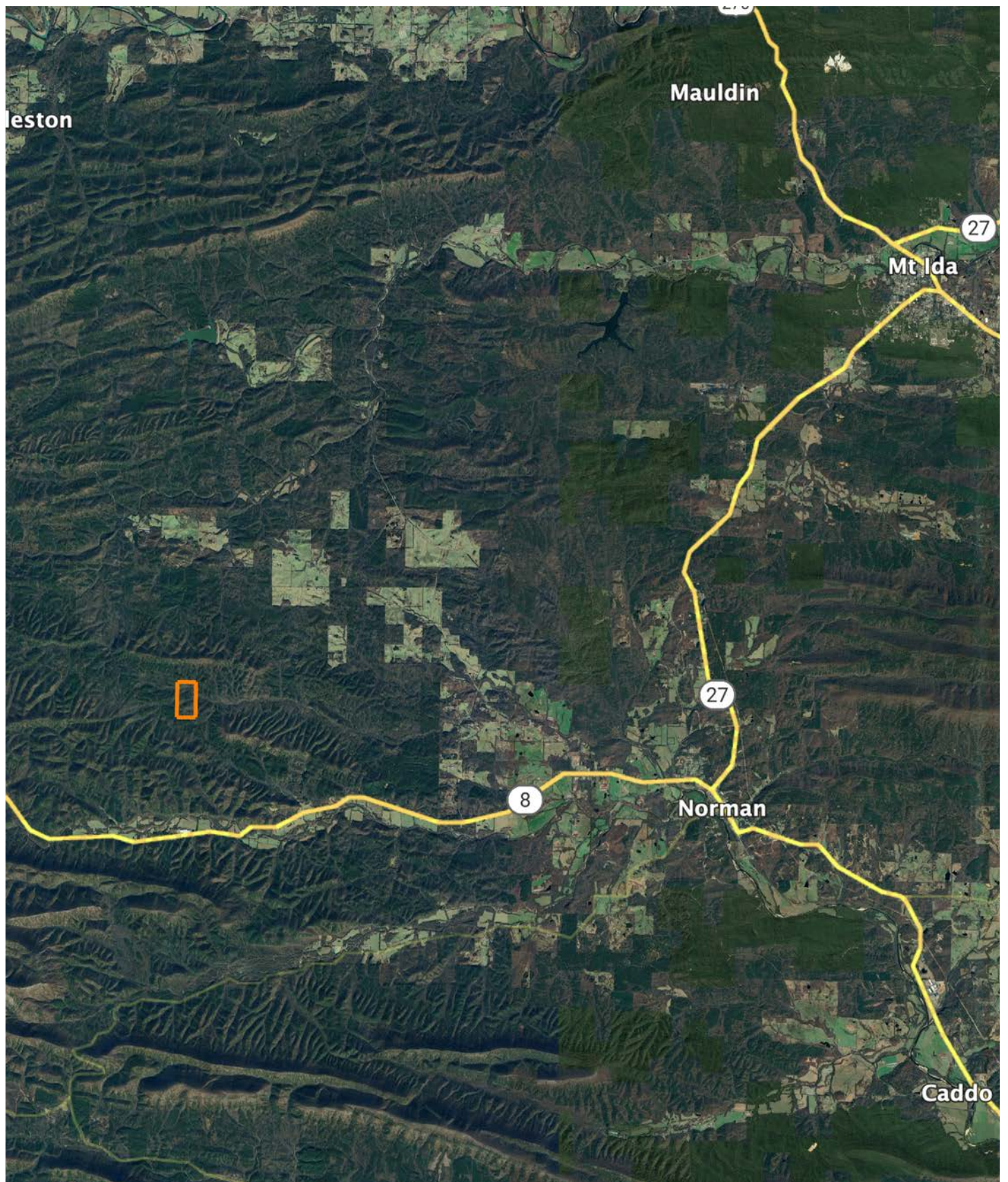


8/21/2025

20-3S-26W
Montgomery County
Arkansas

Boundary Center: 34° 28' 30.54, -93° 48' 15.21

OVERVIEW MAP



AGENT CONTACT

Jake Fowler has a love for agriculture. Between his formal education and lifetime of experience with cattle, horses, and poultry, he has a deep understanding of farming operations and how to maximize the efficiency of land. He knows the animals that can be raised in different areas, that soil and grass quality can make all the difference, and that location is integral to a farm's success. Jake has traveled all over western Arkansas and the River Valley area, gaining knowledge and contacts in the cattle, hay, horse, poultry, and timber industries. Born in Russellville, Arkansas, Jake went to Western Yell County High School in Havana, Arkansas, and Connors State College in Warner, Oklahoma, where he graduated cum laude. Before coming to Midwest Land Group, Jake pursued a career in logistics and land management.

Since joining Midwest Land Group, Jake has worked across western Arkansas and the Arkansas River Valley assisting clients with buying and selling cattle farms, estates, homes on acreage, hunting properties, timberland, and more. When he isn't busy helping clients, you can find Jake busy on the farm taking care of his land and cattle, deer hunting, turkey hunting, fishing, or team roping. Jake, his wife Lexie, and their son Wylie reside on their farm in Danville, Arkansas. Give Jake a call today to put his experience to work for you.



JAKE FOWLER, LAND AGENT
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MidwestLandGroup.com

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