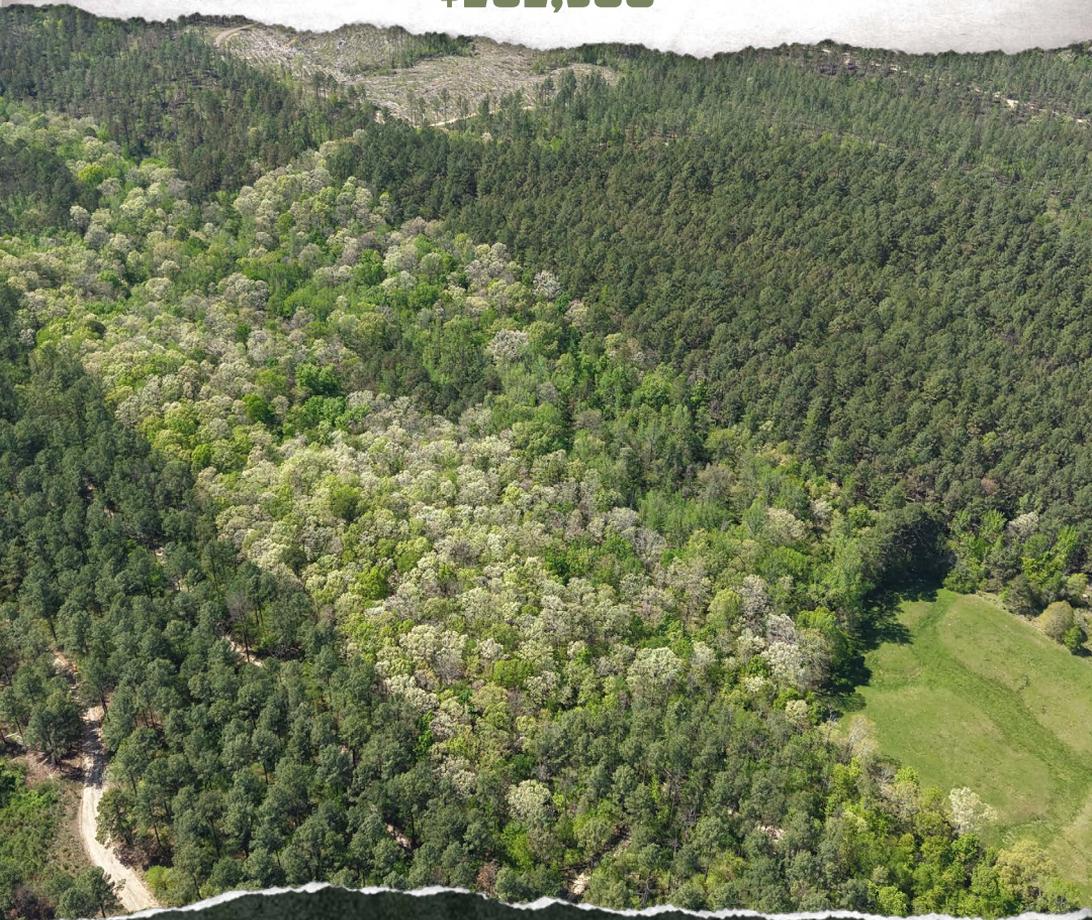




SMALLTOWN

HUNTING PROPERTIES
& REAL ESTATESM

20± ACRES
PIKE COUNTY, AR
\$262,500



OFFICE (479) 588-1034 | WWW.SMALLTOWNPROPERTIES.COM

LOCATION:

- OBar Lane
Langley, AR 71952
- Pike County
- 1.5± Miles E of the
Little Missouri River
- 13± Miles SE of the
Shady Lake Rec Area
- 21± Miles W of Glenwood
- 21± Miles W of the Caddo River
- 36± Miles SE of Cove

COORDINATES:

- 34.32593, -93.89997

PROPERTY USE:

- Hunting
- Recreation
- Potential Cabin Site

PROPERTY INFORMATION:

- 20± Acres
- Mature Hardwood Timber
- Established Trail System
- Bordered by the Ouachita
National Forest on 3 Sides

TAX INFORMATION:

- Parcel 001-06054-000: \$24



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LUKE ALSTON, ALC

EXECUTIVE BROKER

C: 479-234-1376

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lukealston@smalltownproperties.com

5607 Highway 71 South - Cove, AR 71937

smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO THE PIKE 20

THE PIKE 20 IS A PROPERTY ABOUT AS UNIQUE AS YOU WILL FIND! Located near Langley, Arkansas, this 20± acre Pike County tract is surrounded on three sides by the Ouachita National Forest. The acreage is heavily wooded, with white oaks being the predominant species of tree, which is a known favorite of the local wildlife.

Over the years, the current owner has harvested several mature bucks and has obtained photos of many other mature bucks along with black bears and turkeys. The food source here is what every hunter is looking for to harvest a good buck or bear in the fall or a gobbling turkey in the spring. The acreage offers an interior trail system that makes entering your stand locations easy without disturbing the setup for your hunt.



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MORE ABOUT THE PIKE 20

Another characteristic of the Pike 20 is the ability to use supplemental feed and attractants that are not allowed on the adjoining national forest, increasing your odds of success not afforded on the public ground. There is no road frontage, which makes it protected from any traffic on the Forest Service Road used to access the property.

This tract is conveniently located within a 10-minute walk to the Little Missouri River, one of the most scenic rivers in the area and a feeder into Lake Greeson. Additionally, the property is just a short drive from Shady Lake, Caddo River, Albert Pike Rec Area, Little Missouri Falls, and the Wolf Pen Gap ATV trails. Outdoor adventure is in every direction from this great place!

**For a personal tour and to learn more
about the Pike 20, call Luke Alston today!**



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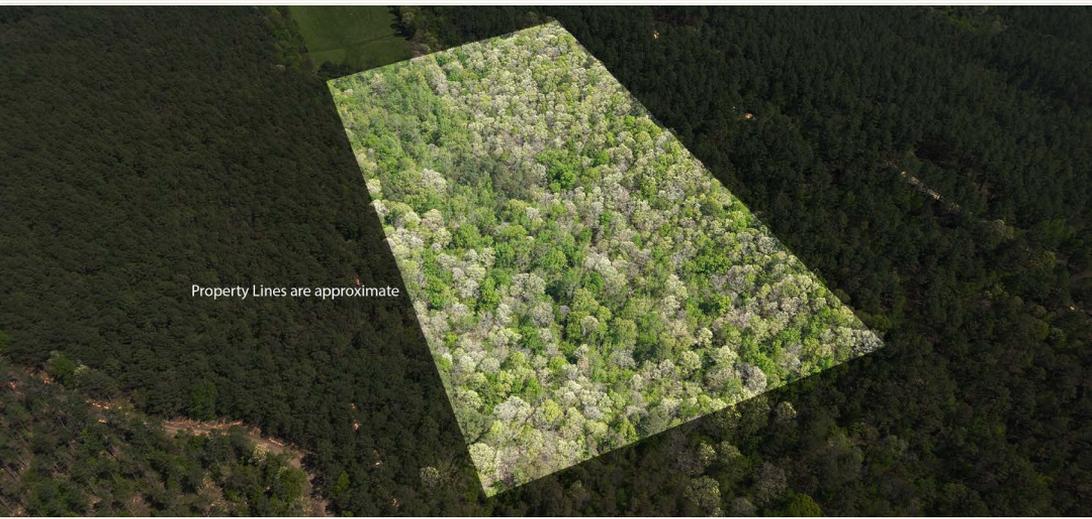
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20± ACRES

PIKE COUNTY, ARKANSAS



Property Lines are approximate



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20± ACRES

PIKE COUNTY, ARKANSAS



PROPERTY NEAR THE LITTLE MISSOURI RIVER



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20± ACRES

PIKE COUNTY, ARKANSAS



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20± ACRES

PIKE COUNTY, ARKANSAS

3D MAPS



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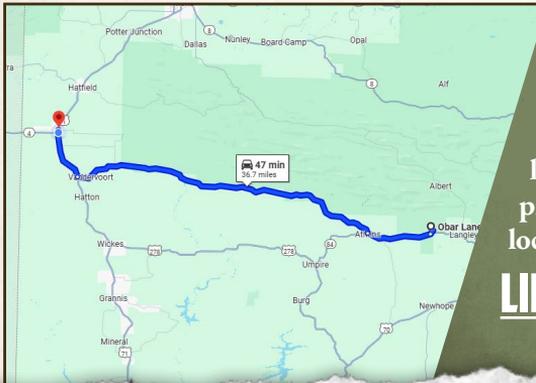
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land **id.** LINK

Directions From Cove, AR: Travel south to Hwy 246E junction. Travel east on Hwy 246 for 26 miles to Athens. Turn right on Hwy 84 and continue 4.5 miles. Turn left onto Golden Road and proceed 1.0 mile. Turn left on OBar Lane and in 0.75 miles the property will be on the right behind a locked gate.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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