

**4± ACRES**  
**CHAPARRAL LANE TRACT 7**  
**MENA | POLK COUNTY, AR**  
**\$50,000**



**SMALLTOWN**  
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# CHAPARRAL LANE TRACT 7

## 4± ACRES

## PROPERTY PROFILE

### LOCATION:

- Chaparral Lane  
Mena, AR 71953
- Polk County
- 2± Miles to the  
Ouachita National Forest
- 4± Miles SW of Mena
- 5± Miles NE of CMA –  
Iron Mountain Camp & Cabins
- 10± Miles NW of the  
Wolf Pen Gap West Trailhead
- 16± Miles SW of Irons Fork Lake

### COORDINATES:

- 34.54605, -94.27394

### TAX INFORMATION:

- TBD

### PROPERTY USE:

- Potential Home Site
- Hunting
- Recreational
- Investment

### PROPERTY INFORMATION:

- 4± Acres
- Building Site
- Sloping Terrain
- Mountain View
- Wildlife
- Electricity Onsite
- Additional Acreage Available



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**NICK PATE**

LAND SPECIALIST

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O: 479-588-1034

[nick@smalltownproperties.com](mailto:nick@smalltownproperties.com)

5607 Highway 71 South - Cove, AR 71937

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Information is believed to be accurate but not guaranteed.



# CHAPARRAL LANE TRACT 7 | 4± ACRES

**DISCOVER YOUR FUTURE HOME SITE IN THE OUACHITA MOUNTAINS OF MENA, ARKANSAS.** Located off Chaparral Lane approximately ten miles from Wolf Pen Gap West Trailhead, five miles from CMA, and two miles from the Ouachita National Forest, adventure awaits! The 4± acre Polk County property offers a sloping terrain with a fantastic mountain view from the home/cabin building spot. Loads of wildlife call this area home and often travel among the property.

The size of this lot should not deter you—with recreational opportunities nearby, life will be less than boring! *Additional acreage is available.*

**Contact Nick Pate today to schedule a personal tour.**



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**POLK COUNTY, ARKANSAS**



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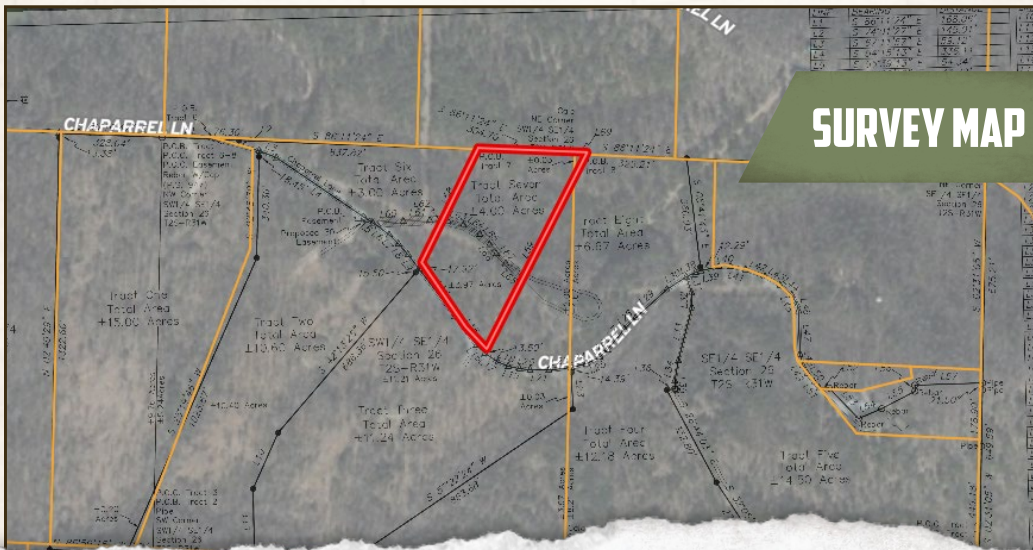
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## 3D MAP



## SURVEY MAP



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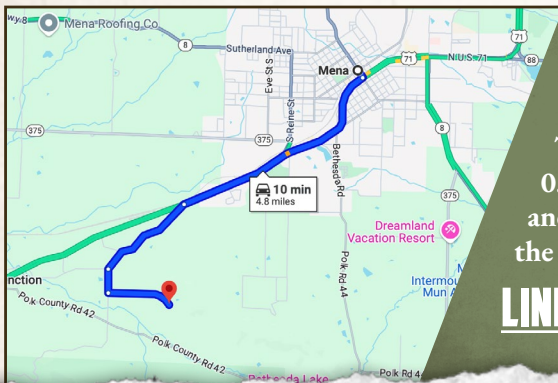
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**land id. LINK**

Directions From Mena, AR: Travel 1.9 miles on Hwy 71 S. Turn left on Polk Road 50 and proceed 1.1 miles. Turn left on Polk Road 412 and continue 0.3 miles. Turn left on Chaparral Lane and in 0.7 miles, the property will be on the left.

**[LINK TO GOOGLE MAP DIRECTIONS](#)****SMALLTOWN**  
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