



Two Rivers Ranch

Clark County, TX | 600 +/- AC



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Property Description

The Two Rivers Ranch sits on roughly 600 acres +/- located at the confluence of the Ouachita and Little Missouri Rivers. The ranch features roughly two miles of river frontage on two sides, and several hundred acres of harvestable mature pine and hardwood timber. This property is an excellent hybrid investment and recreational property.

Improvements

The ranch is largely unimproved with some perimeter fencing and gates in several places. There is an older hunting cabin located near the center of the property that has not been used in several years. The condition of the cabin is unknown. Several well maintained interior woods roads provide access to the majority of the ranch.

Location

Located approximately 16 miles southeast of Gurdon, AR at the southeastern corner of Clark County.

Land

Two Rivers Ranch is densely covered in mature pine and hardwoods. The mix of bottomland, pine timber, heavy hardwood cover, high bank, and gravel shore river frontage provide an excellent diversity for a property of this size.

Water

The property is located at the confluence of the Little Missouri and Ouachita Rivers. There is approximately one mile of river frontage on each river, making up roughly two total miles of river frontage. On the north end of the property along E Whelen Rd, thirteen acres of cypress and tupelo trees sit in a small bottomland swamp. Multiple draws and sloughs cut through the property in several places.

Terrain/Topography

Topography remains relatively level at 120'. The majority of the river frontage is located on the high bank of both rivers.

Recreation/Hunting

The property is ideal for deer hunting enthusiasts. The dense tree cover with several cleared paths lends itself to great deer habitat. Additionally, the amount of river frontage provides great opportunities to fish along two rivers.

Minerals

Consult agent for more information.









Our Team

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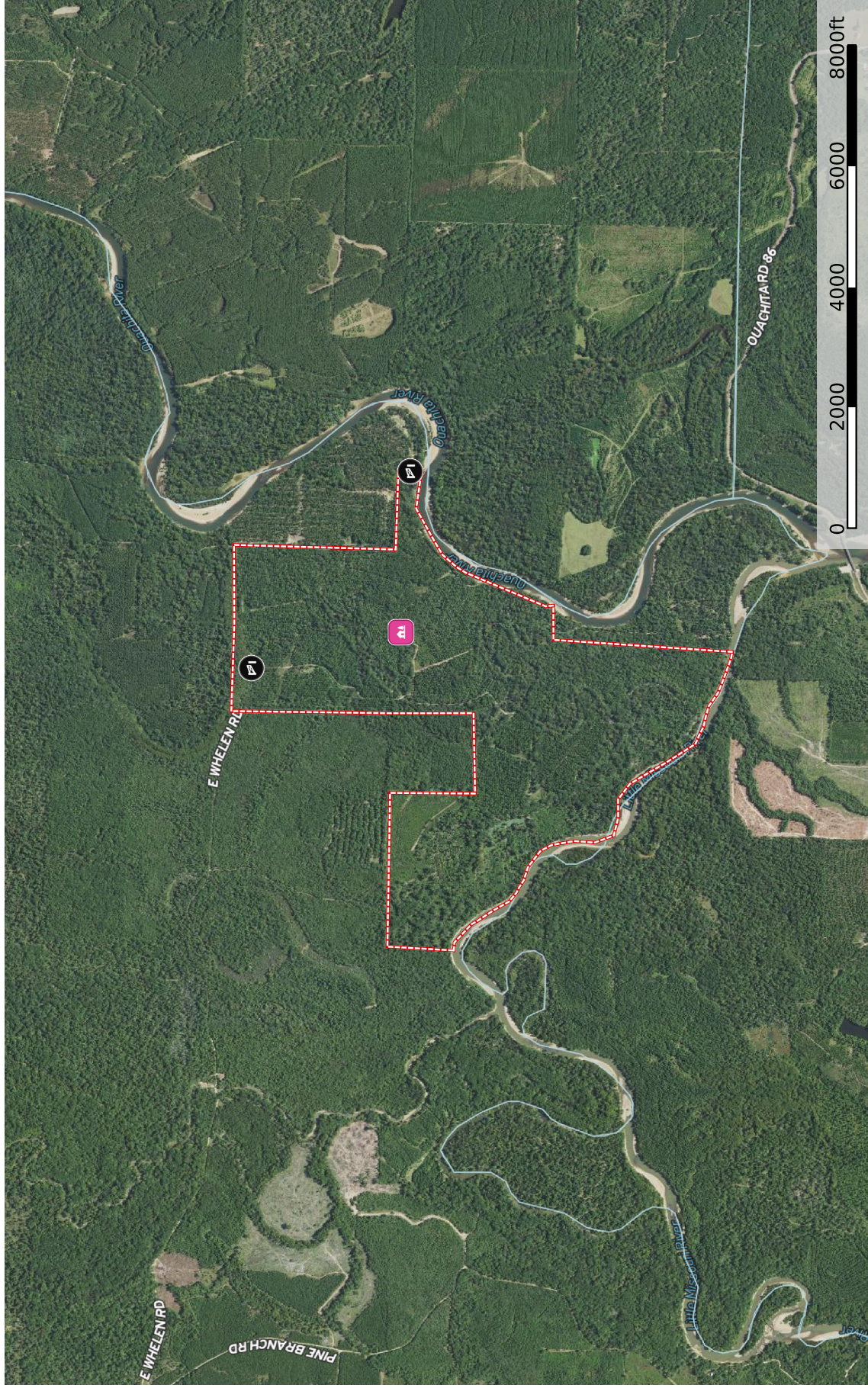
 3131 Turtle Creek Blvd, 4th Floor
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Aerial Map



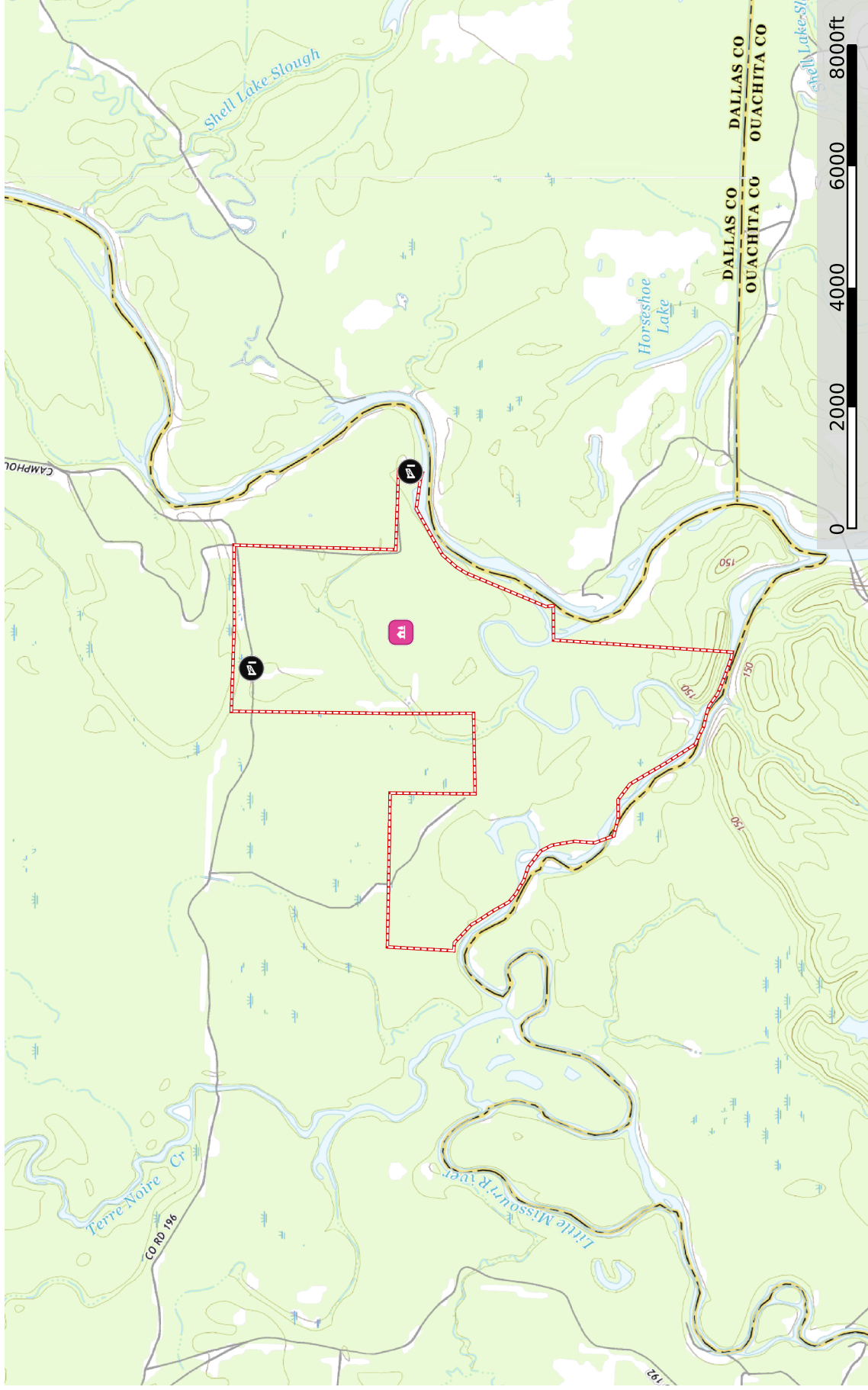
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Topographic Map



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- Cabin
- Gate
- Boundary
- Boundary