

Interstate 49 Frontage @ Ferguson

Miller County 10, Texarkana, Arkansas



Details

Reynolds Realty Management, Inc. is pleased to exclusively offer 9.21 acres (+/-) at the Interstate 49 Ferguson Exit

The Ferguson Exit serves as a common I-49 connector to the Fouke and Genoa communities that have a growing and underserved population of 2,000

Unique positioning for Shreveport-bound travelers just 5 miles southeast of Texarkana, along with great topography and visibility, make this site ideal for a fuel station or truck stop

\$475,000



Richard Reynolds - RichardHReynoldsjr@gmail.com

Skylar Rogers - BlakeSkylarRogers@gmail.com



Reynolds Realty Management, Inc. | 903.832.3700 | ReynoldsRealtyMgmt.com

The information contained herein was obtained from sources deemed to be reliable. However, Reynolds Realty Management, Inc. makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

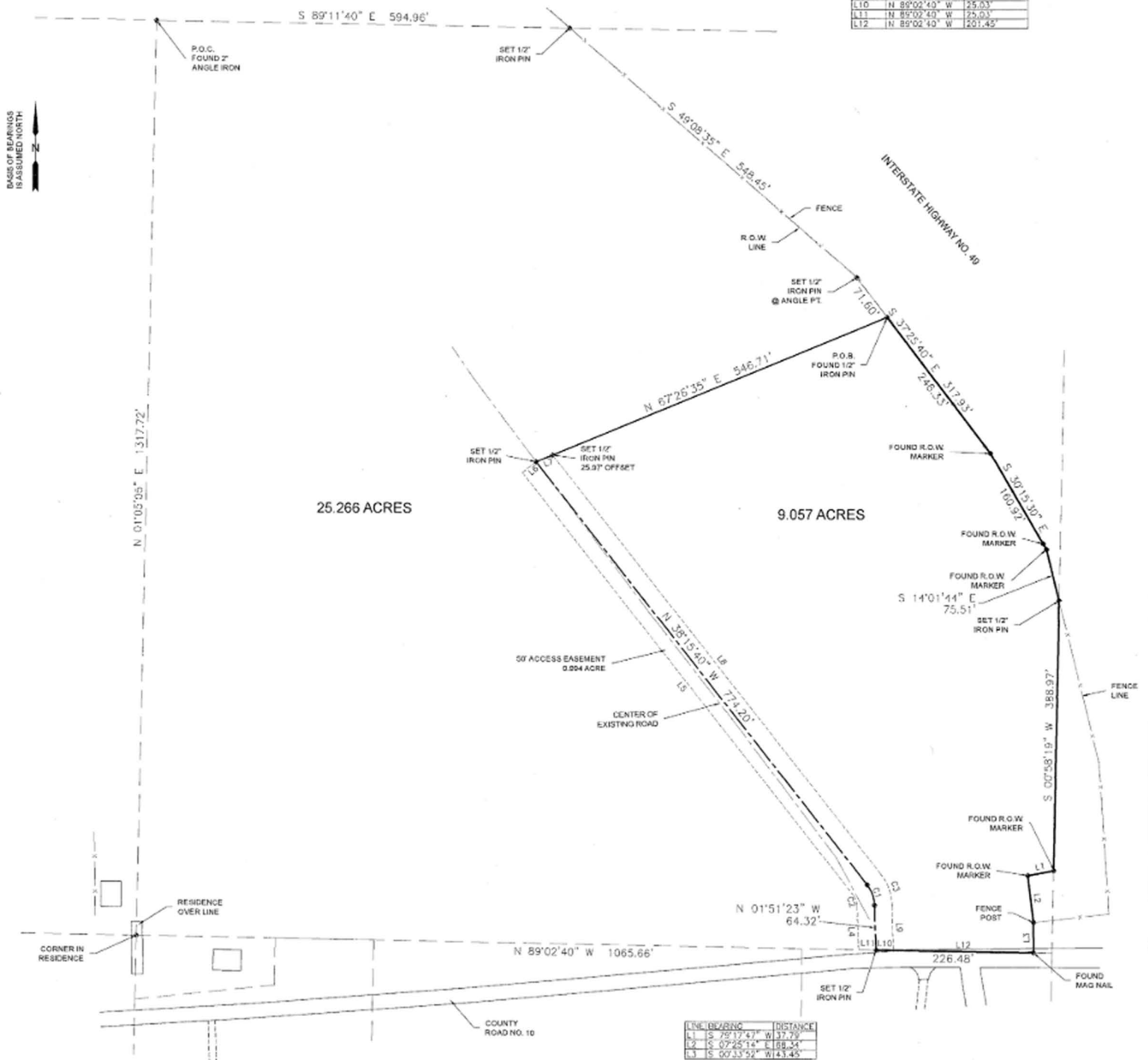
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CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00	31.77	31.24	N 20°03'31" W	36°24'28"
C2	25.00	15.89	15.62	N 20°03'31" W	36°24'28"
C3	75.00	47.66	46.86	S 20°03'31" E	36°24'28"

LINE	BEARING	DISTANCE
L4	N 01°51'23" W	63.32
L5	N 38°19'40" W	774.20
L6	N 51°44'20" E	25.00
L7	N 67°26'35" E	25.07
L8	S 35°15'40" W	1287.17
L9	S 01°51'23" E	65.00
L10	N 89°02'40" W	25.03
L11	N 89°02'40" W	25.03
L12	N 89°02'40" W	201.45



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