

Incredible Grazing and Hunting
W 311th S
Depew, OK 74028

\$520,800
160± Acres
Creek County



Incredible Grazing and Hunting Depew, OK / Creek County

SUMMARY

Address

W 311th S Tract 2

City, State Zip

Depew, OK 74028

County

Creek County

Type

Farms, Hunting Land, Undeveloped Land, Recreational Land

Latitude / Longitude

35.7153 / -96.4902

Acreage

160

Price

\$520,800

Property Website

<https://arrowheadlandcompany.com/property/incredible-grazing-and-hunting-creek-oklahoma/35696/>



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PROPERTY DESCRIPTION

If you are in the market for a hunting/cattle grazing farm, this Creek County property may be the one for you. Located just 13+/- miles southwest of Bristow and 13+/- east of Stroud, this farm has paved road frontage and easy access to town. The beautiful pastures greet you as you come through the front gate, a small pond on the north end provides great cattle grazing opportunities, and the surrounding barbed wire fencing ensures your stock stay where you put them. If you wish to build a home, this farm offers many home build locations, electricity is available at the road, and surrounding water wells have good yields, giving you just about everything you need for your dream country home. The thick hardwood timber draws that snake through the property provide wildlife with incredible habitat and provide you with some incredible hunting.

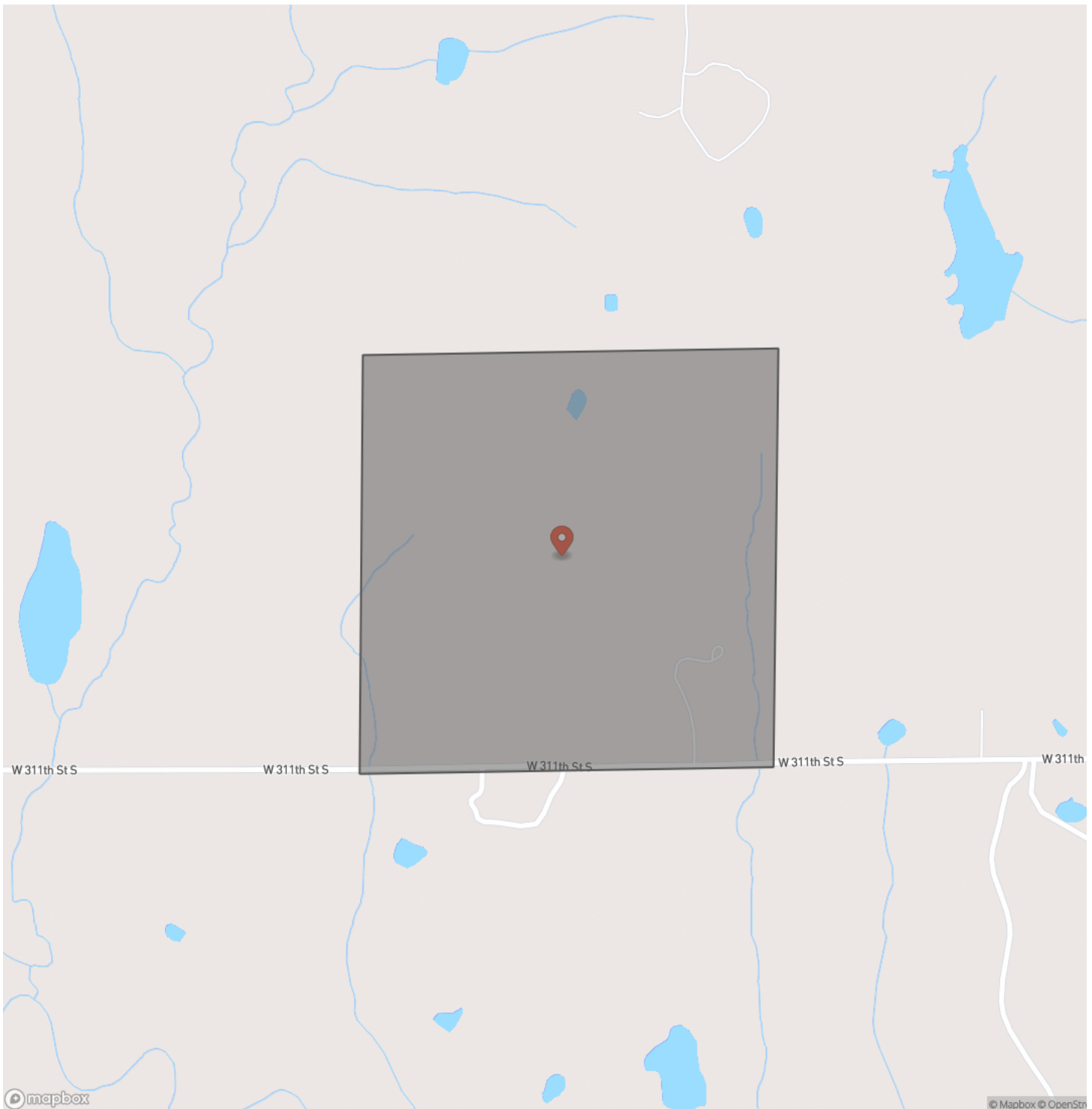
You are not going to want to miss out on this incredible opportunity. The farm is tract 2 of 5 in the area that are available for purchase. If you would like more information or would like to schedule a private viewing, please contact Will Bellis at [\(918\) 978-9311](tel:9189789311).



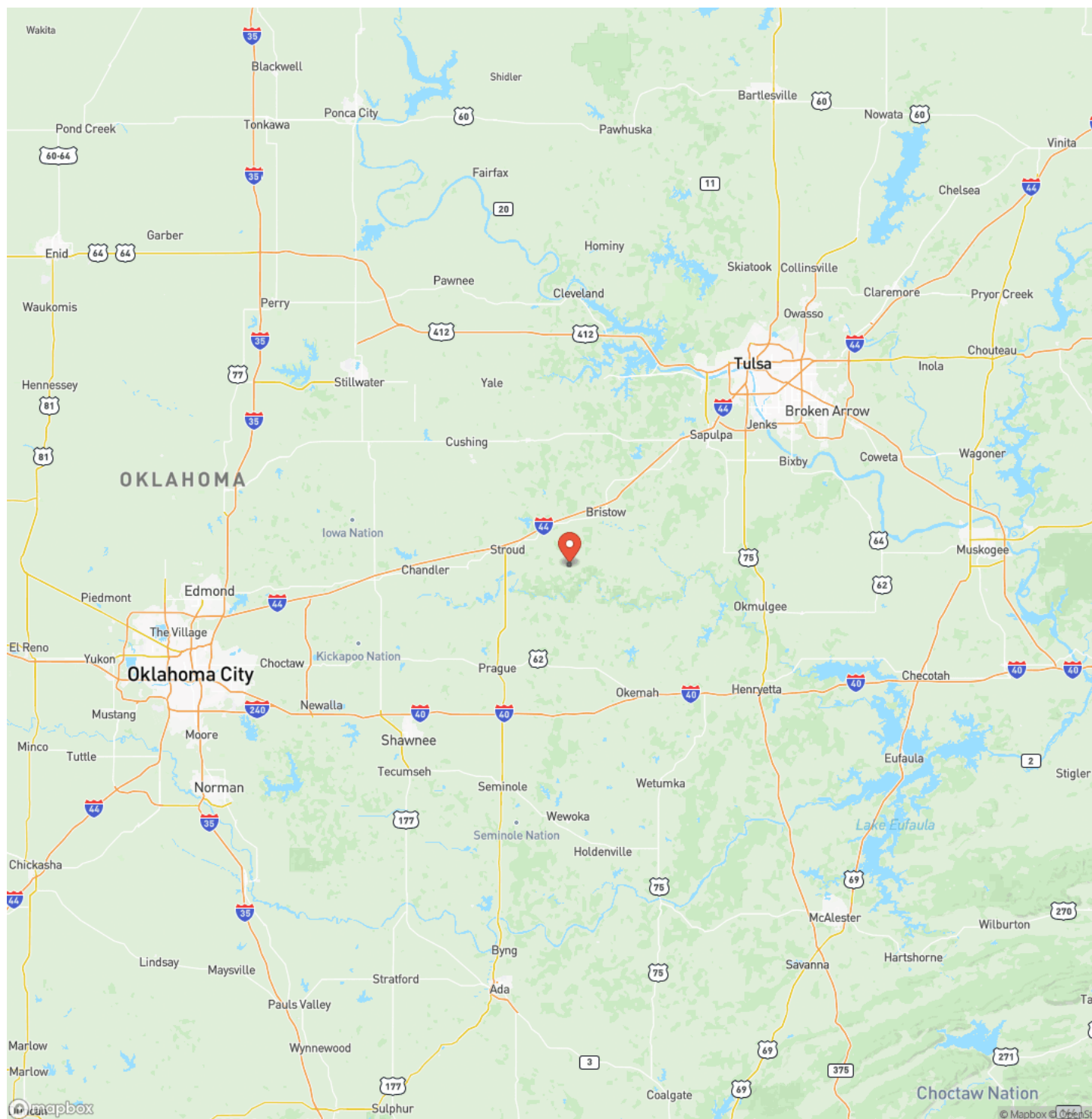
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Locator Map



Locator Map



Satellite Map



Incredible Grazing and Hunting Depew, OK / Creek County

LISTING REPRESENTATIVE

For more information contact:



Representative

Will Bellis

Mobile

(918) 978-9311

Office

(580) 319-2202

Email

will.bellis@arrowheadlandcompany.com

Address

City / State / Zip

Kellyville, OK 74039

NOTES

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MORE INFO ONLINE:

www.arrowheadlandcompany.com

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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