

Timber Hunting Near Lake Eufaula
00 Road
Eufaula, OK 74432

\$296,900
100± Acres
McIntosh County



Timber Hunting Near Lake Eufaula Eufaula, OK / McIntosh County

SUMMARY

Address

00 Road

City, State Zip

Eufaula, OK 74432

County

McIntosh County

Type

Undeveloped Land, Hunting Land, Recreational Land, Timberland

Latitude / Longitude

35.206234 / -95.781371

Acreage

100

Price

\$296,900

Property Website

<https://arrowheadlandcompany.com/property/timber-hunting-near-lake-eufaula-mcintosh-oklahoma/79246/>

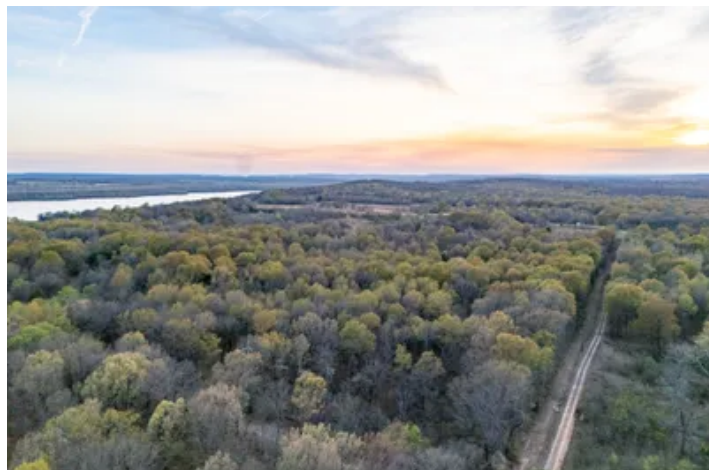


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PROPERTY DESCRIPTION

This incredible 100 +/- acre hunting property in McIntosh County, Oklahoma, offers everything an outdoorsman or hunter could want, with diverse terrain featuring heavy timber, thick brush, and strategically placed cleared areas for optimal hunting. Rolling hills and valleys create natural corridors for wildlife movement, and the property already includes a hunting blind and feeder, with ample space to add more. A well-established dirt road runs from the southeast entrance to the northwest corner, providing excellent access throughout, while two newly gated entry points and some existing barbed wire fencing help keep the property secured. Power is already on-site, with cleared electrical right-of-way, making future improvements even more convenient. With existing utilities and ample space, this property is well-suited for future development, whether you envision a hunting cabin, or building a home. The land is filled with whitetail deer, turkey, hogs, and other small game, with plenty of surrounding water sources including the nearby Canadian River, ponds, and streams. This property is conveniently located just 28 +/- minutes from Eufaula, 45 +/- minutes from McAlester, and 35 +/- minutes from Henryetta. This is a prime spot for hunting or development. Don't miss your chance to own this pristine hunting land! All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Jay Cassels at [\(918\) 617-8707](tel:9186178707).

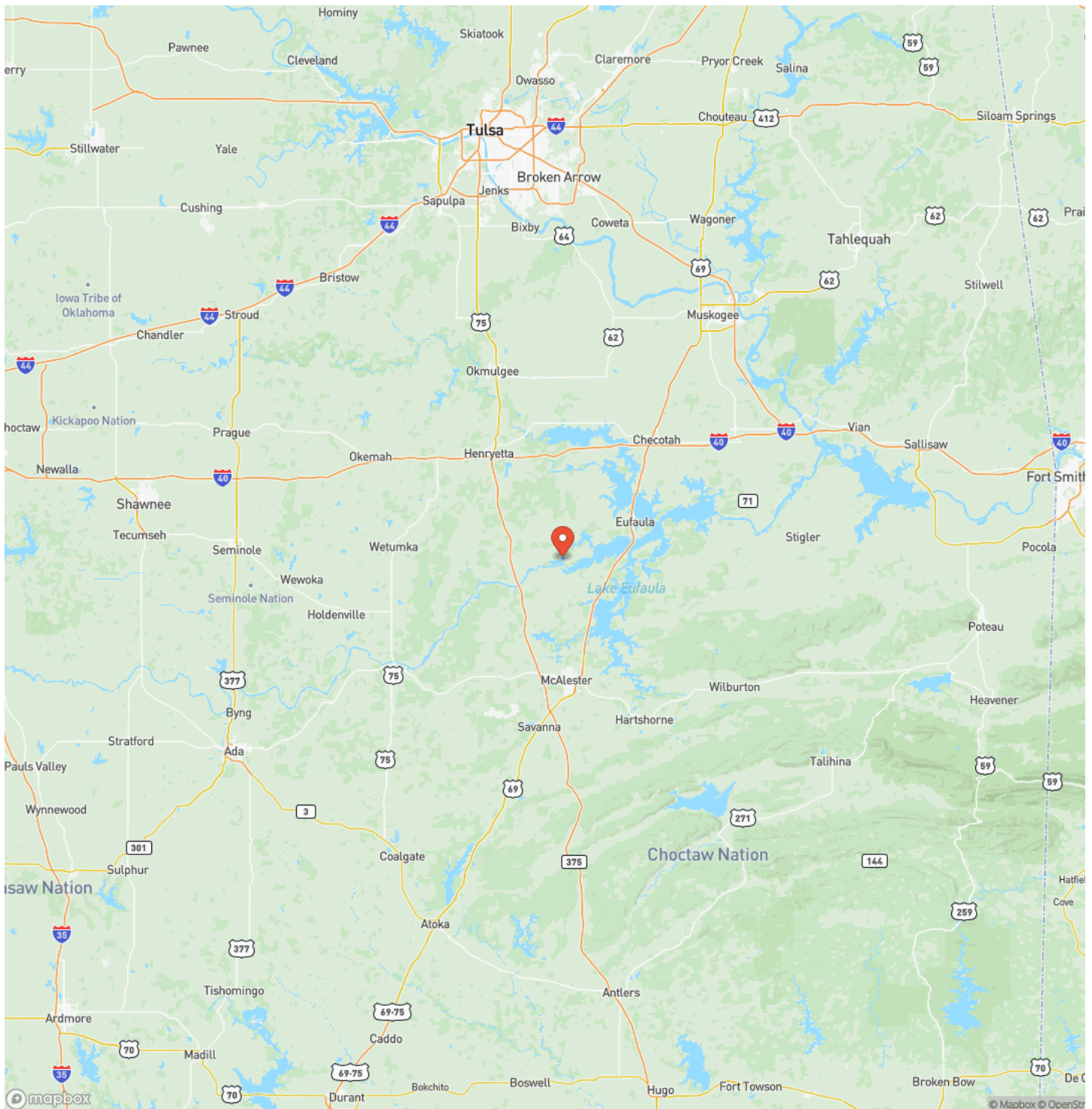
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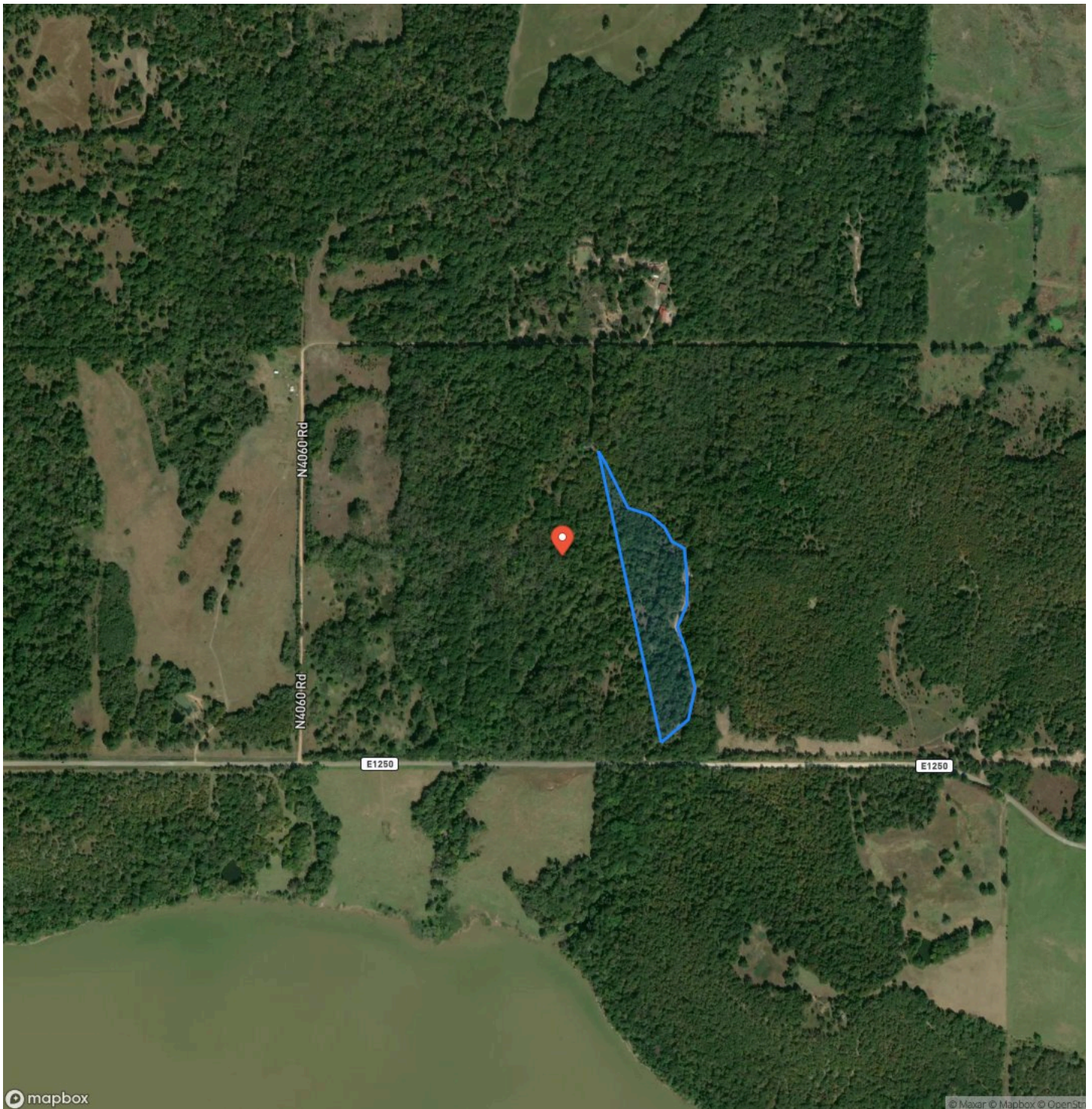
Locator Map



Locator Map



Satellite Map



Timber Hunting Near Lake Eufaula Eufaula, OK / McIntosh County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jay Cassels

Mobile

(918) 617-8707

Email

jay.cassels@arrowheadlandcompany.com

Address

City / State / Zip

NOTES

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www.arrowheadlandcompany.com

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.

Arrowhead Land Company
205 E Dewey Ave
Sapulpa, OK 74066
(833) 873-2452
www.arrowheadlandcompany.com

