

Brushy Draw Farm
00 E 1280 Road
Erick, OK 73645

\$272,000
160± Acres
Beckham County



Brushy Draw Farm
Erick, OK / Beckham County

SUMMARY

Address

00 E 1280 Road

City, State Zip

Erick, OK 73645

County

Beckham County

Type

Farms, Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

35.1587 / -99.8466

Acreage

160

Price

\$272,000

Property Website

<https://arrowheadlandcompany.com/property/brushy-draw-farm-beckham-oklahoma/110751/>



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PROPERTY DESCRIPTION

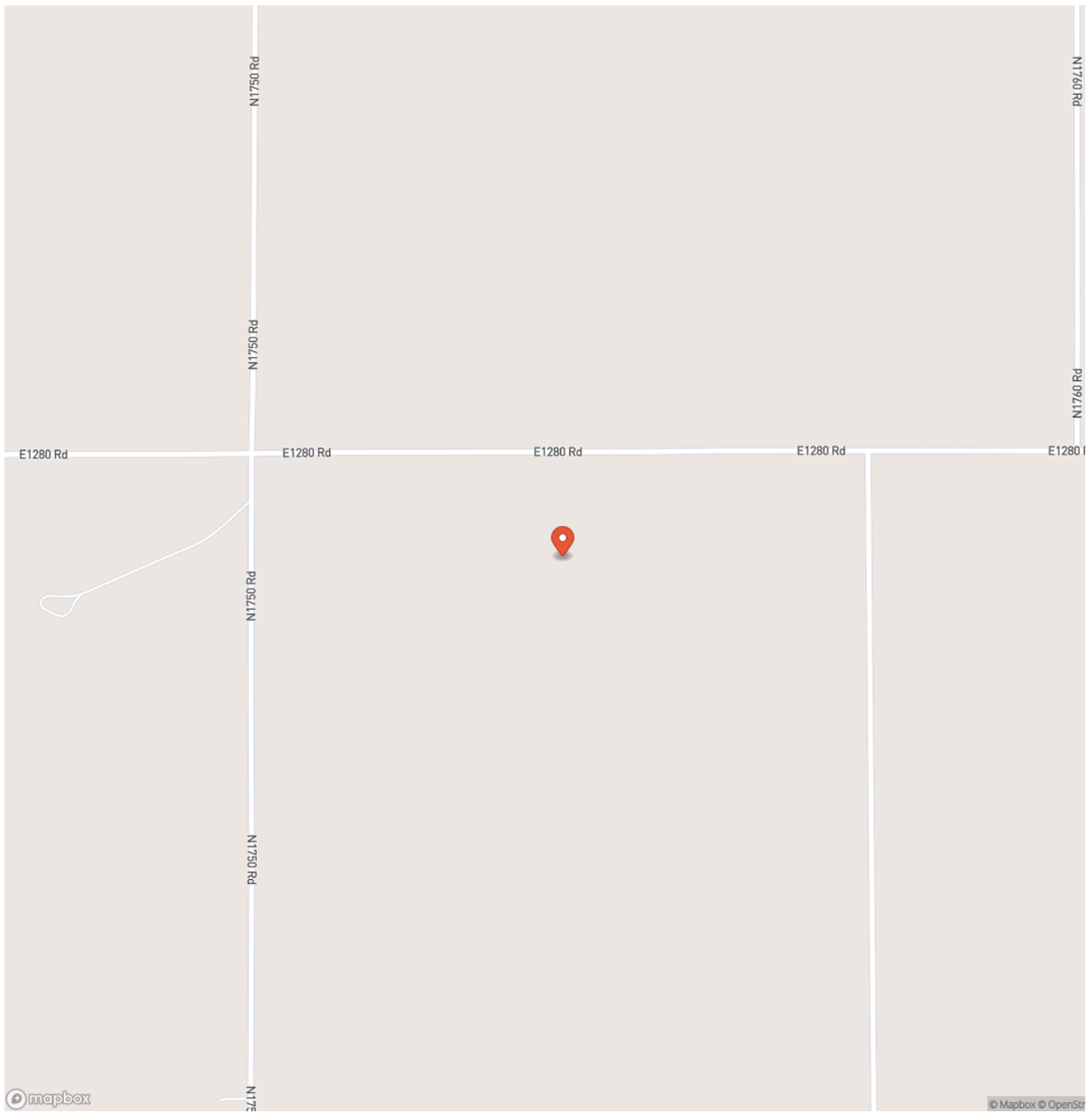
Located in Beckham County, Brushy Draw Farm offers 160± acres of productive farmland with outstanding recreational potential! The property features paved road frontage on two sides, providing excellent access and multiple entry points. Large wheat fields cover the majority of the property, while a brush-filled drainage winding through the property creates excellent wildlife habitat and travel corridors for deer and other game. The combination of productive farm ground and natural cover makes this a versatile property for both agricultural use and hunting enjoyment. The brushy drainage offers ideal bedding and security cover, while the surrounding wheat fields provide a dependable food source that helps attract and hold wildlife throughout the year. The property is located 35+/- minutes from Elk City, 1 hour and 12+/- minutes from Atlatl, and 2 hour and 5+/- minutes from OKC. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Kasen Moran at [\(580\) 225-1918](tel:5802251918).

Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries

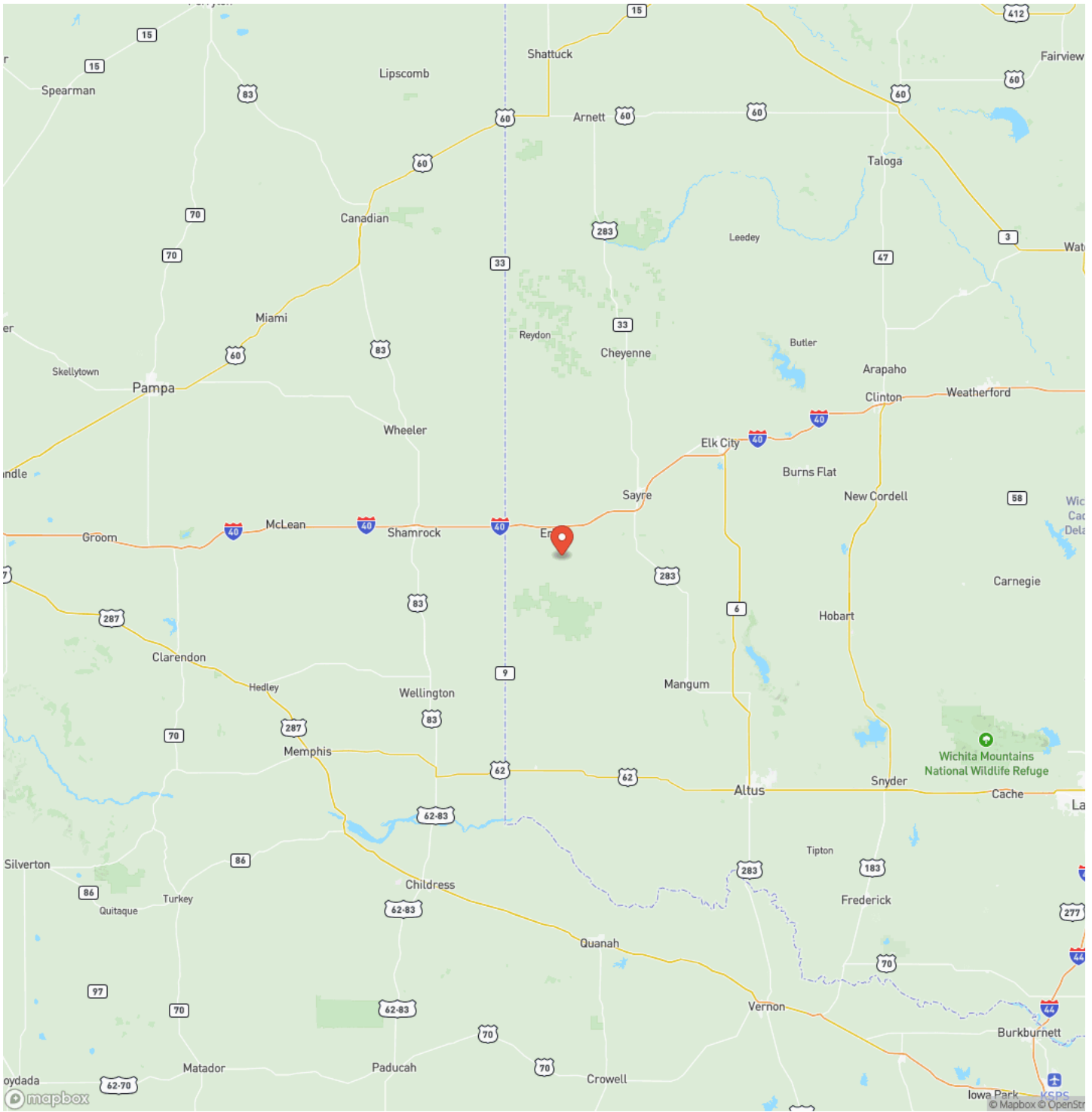
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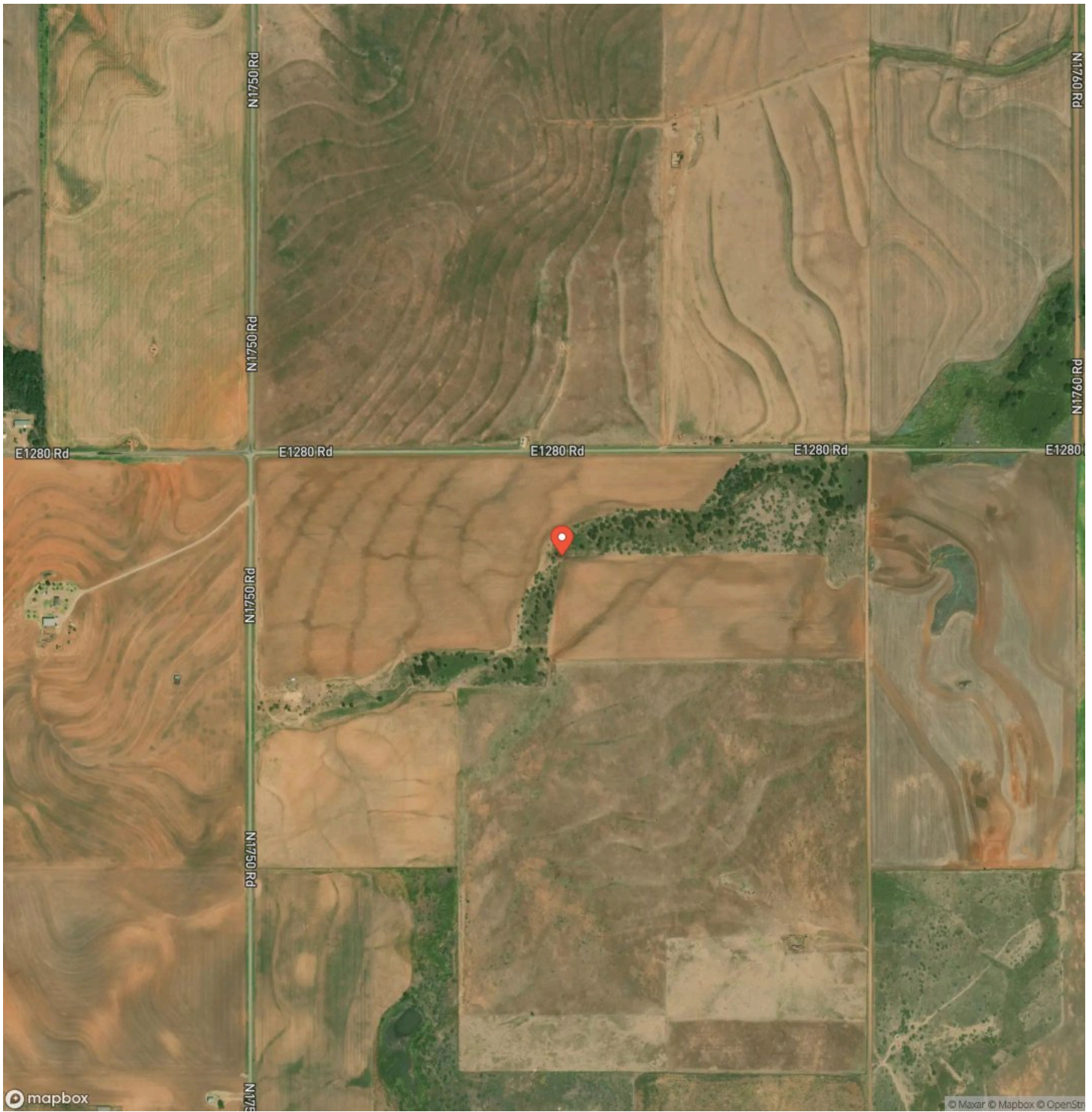
Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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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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