

Osage Creek Farm
Johnston Rd
Medford, OK 73759

\$360,000
160± Acres
Grant County



Osage Creek Farm
Medford, OK / Grant County

SUMMARY

Address

Johnston Rd

City, State Zip

Medford, OK 73759

County

Grant County

Type

Farms, Undeveloped Land, Hunting Land, Recreational Land

Latitude / Longitude

36.857721 / -97.789605

Acreage

160

Price

\$360,000

Property Website

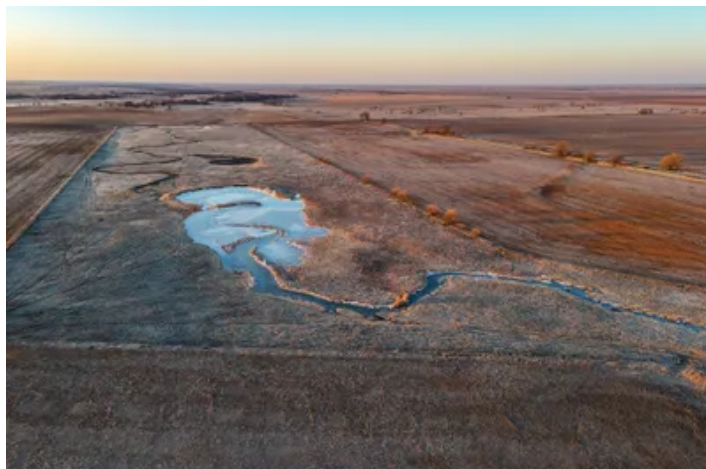
<https://arrowheadlandcompany.com/property/osage-creek-farm-grant-oklahoma/77024/>



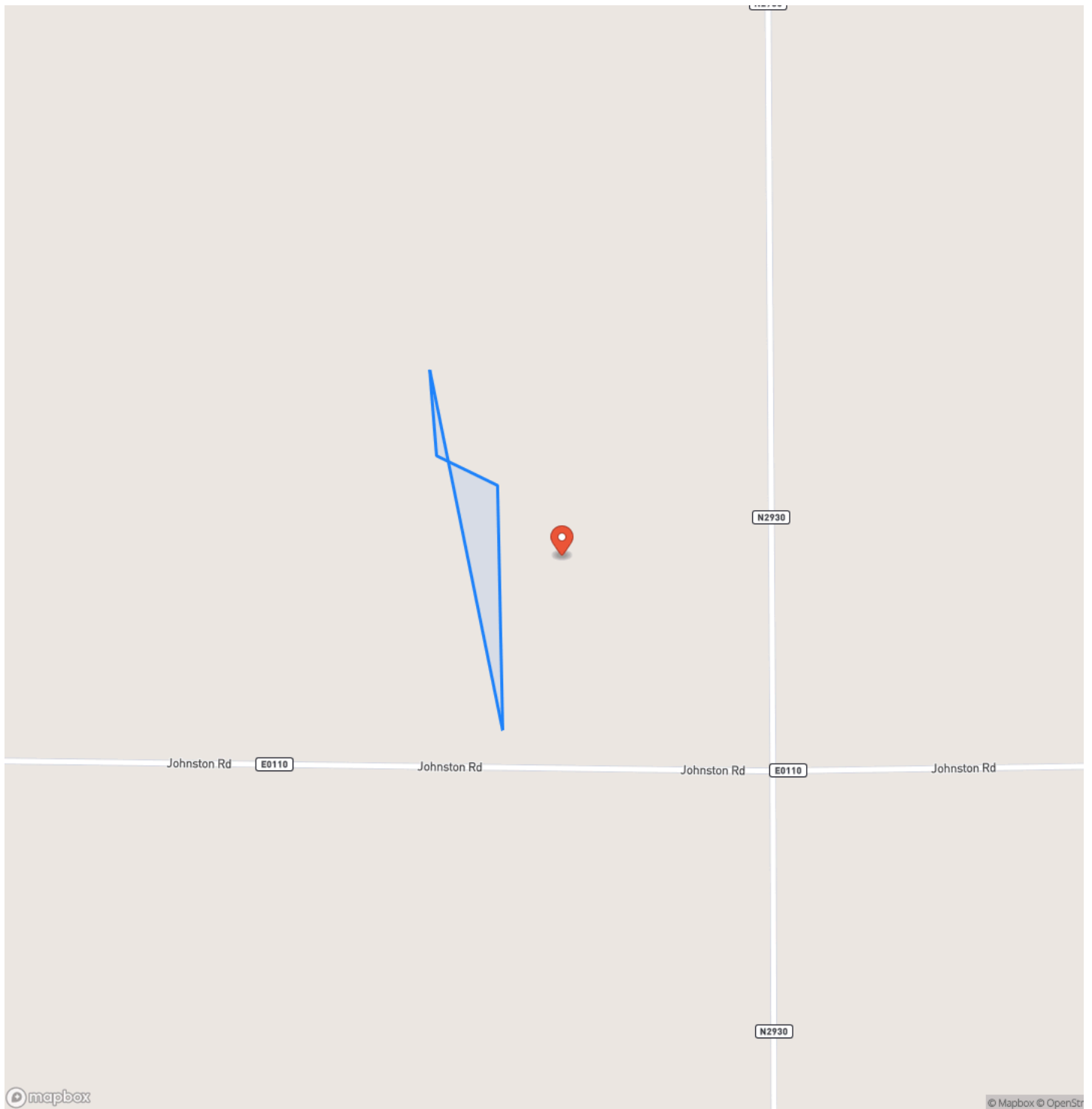
PROPERTY DESCRIPTION

Take a look at this nice Grant County combination farm with Osage Creek running through the southeast corner. The farm is conveniently located on the north side of Johnston Rd just 3 +/- miles northwest of Medford, OK. There is electric on the east side of the farm running north-south along county road 2930. The farm has good soils with almost 130 +/- acres being class 1 and 2. With adequate rainfall, this farm is capable of raising a good crop of soybeans, milo, cotton, winter wheat and more. There is a nice pond in the pasture portion of the farm that would be ideal for watering your livestock or recruiting some waterfowl to the farm. The pond is fed via a wet weather creek coming into the farm from the north. If you wanted to create a 5-10 +/- acre watershed in the pasture portion of the farm, there is very good potential to do so. The pasture portion of the farm is roughly 20-25 +/- acres and would be ideal for a few horses or cows. There are deer tracks all over the farm as it sits, but I can assure you with a summer crop of soybeans or milo on the farm, that the deer, upland bird, and dove populations would all increase tremendously. Aside from a small oil and gas location in the northeast corner of the farm, this is a clean and very well-kept farm. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Tony Cerar at [\(918\) 671-8937](tel:9186718937).

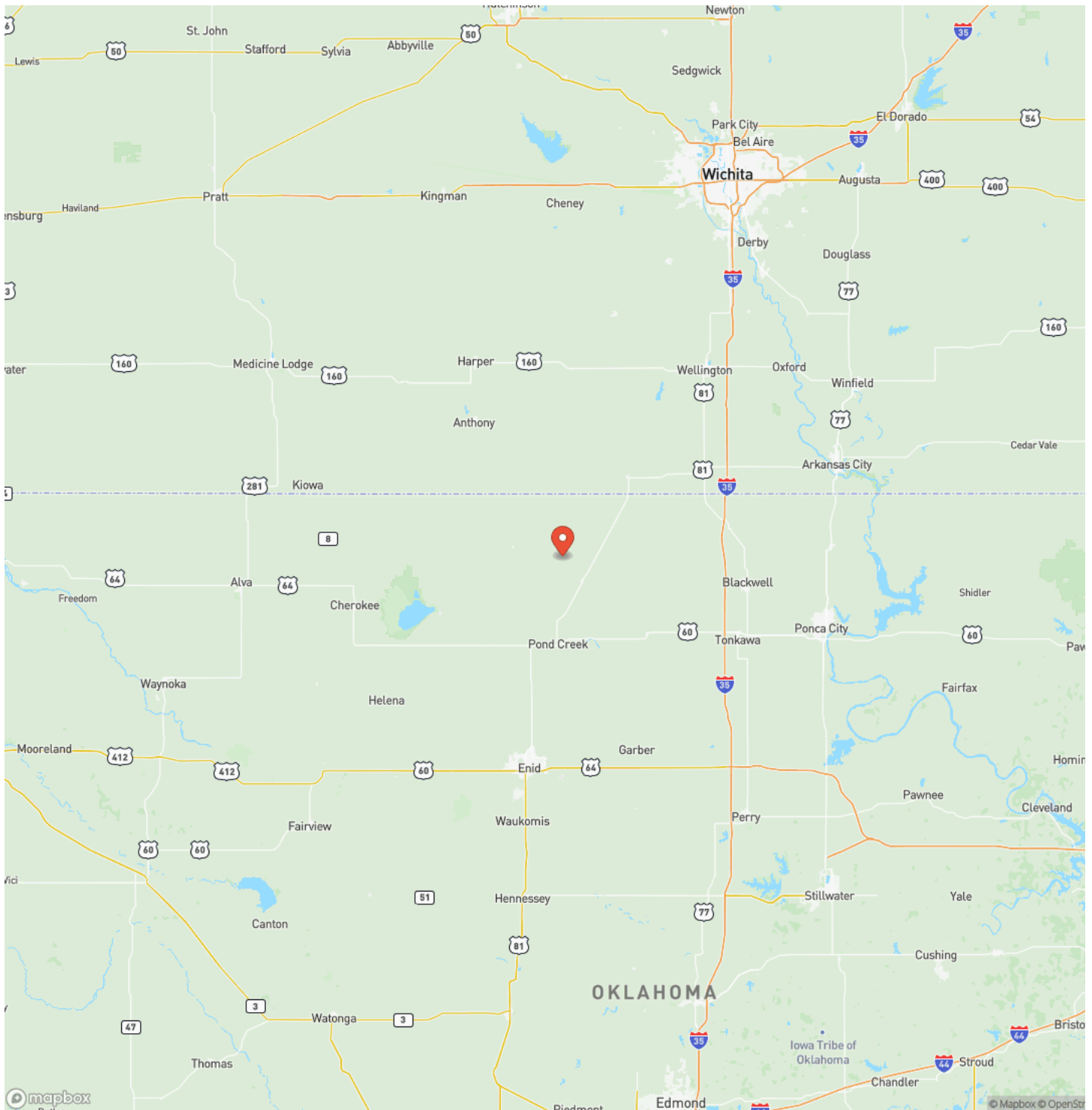
Osage Creek Farm
Medford, OK / Grant County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Tony Cerar

Mobile

(918) 671-8937

Email

tony.cerar@arrowheadlandcompany.com

Address

City / State / Zip

NOTES

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.

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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.

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