

Amazing Eighty Acres
102425 N 3460 Rd
Meeker, OK 74855

\$316,000
80± Acres
Lincoln County



Amazing Eighty Acres Meeker, OK / Lincoln County

SUMMARY

Address

102425 N 3460 Rd

City, State Zip

Meeker, OK 74855

County

Lincoln County

Type

Hunting Land, Ranches, Recreational Land,
Undeveloped Land, Timberland

Latitude / Longitude

35.537363 / -96.836716

Acreage

80

Price

\$316,000

Property Website

<https://arrowheadlandcompany.com/property/amazing-eighty-acres-lincoln-oklahoma/33848/>



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PROPERTY DESCRIPTION

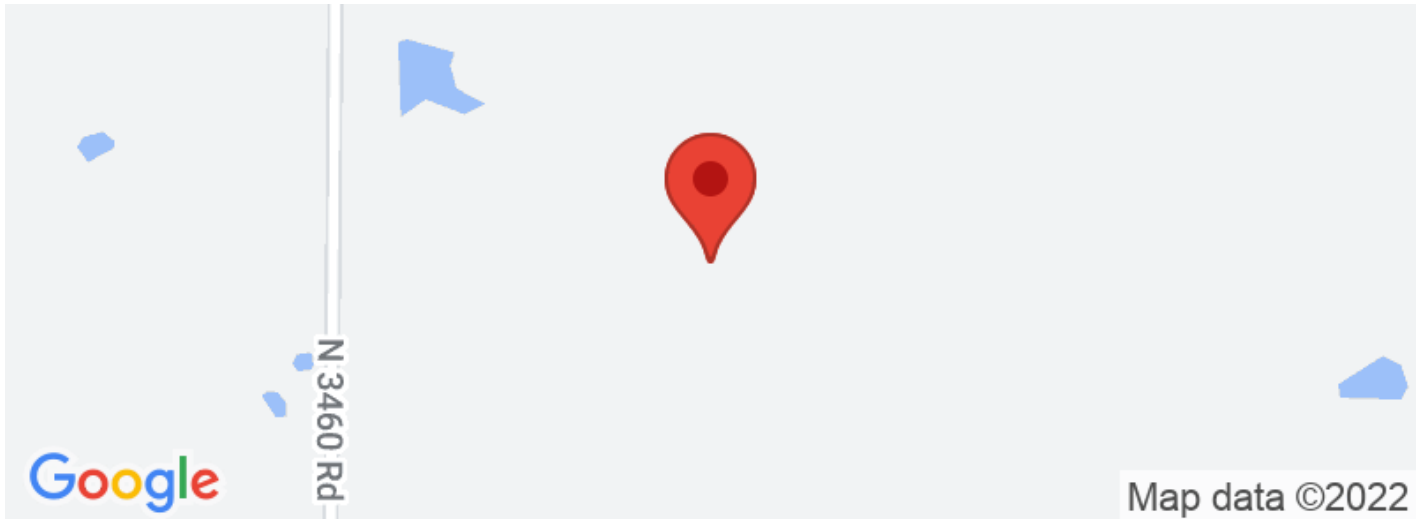
If you are looking for a property that provides excellent hunting and other recreational opportunities, this beautiful 80 acres in Lincoln County is one you will not want to let slip by you. With pockets of open grasses and cedar thickets mixed in with hardwood timber provides an amazing area for the deer and other wildlife to find cover and travel through. There are four ponds located on the property that act as a great water source but could also be potentially managed to have excellent fishing. There is a well-maintained trail that takes you through the open area of the property on the east side. With the elevation change and it being much higher towards the east by the three ponds, it is a great spot to put a tower blind to try and locate those big mature bucks. In addition to deer hunting, there were a lot of doves spotted while touring the property. There are a few open pockets within the timber that could be a great spot to put a feeder to attract deer or any game you are desiring to hunt in the area. There is gravel road frontage and electricity nearby that gives the potential to build. You are just over 7+/- miles from Meeker and 12.5+/- miles from Prague. Being in such close proximity to nearby towns offers quick travels to gather any supplies you may need. The property is located about 1+/- hour from both Tulsa and Oklahoma City. If you are not from around here, you are not far from any major airports in the case you need to fly in. Having the recreational opportunities with being in an excellent location make this property far more superior than others. If you have any questions or are interested in a private showing, please contact Will Bellis at [\(918\) 978-9311](tel:9189789311).



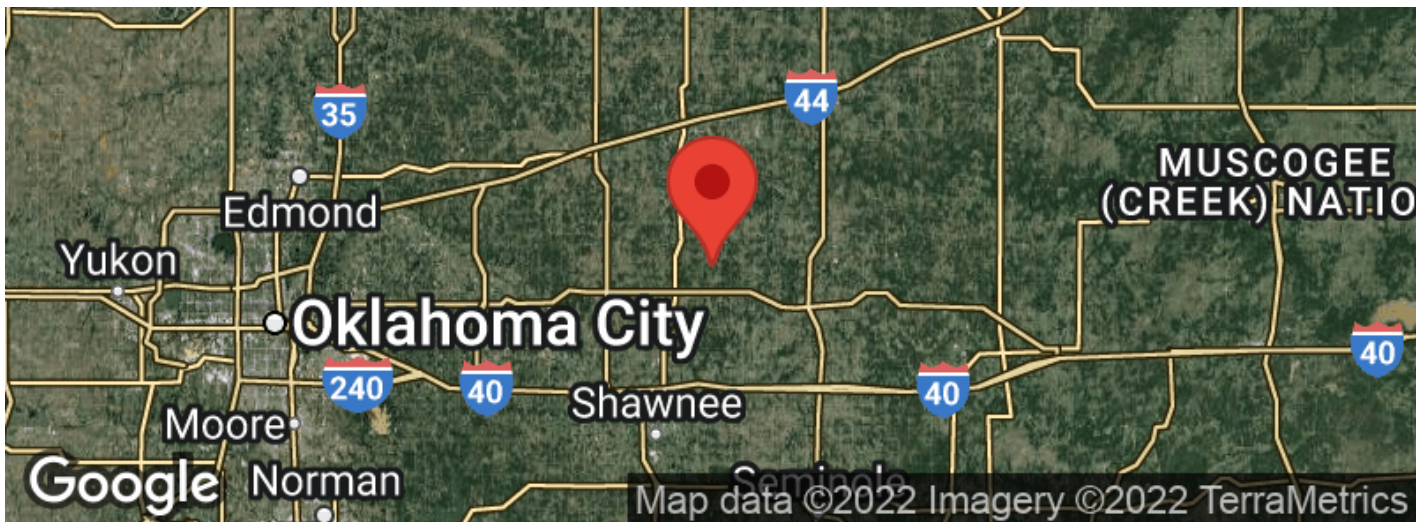
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Locator Maps



Aerial Maps



**Amazing Eighty Acres
Meeker, OK / Lincoln County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Will Bellis

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Office

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Address

City / State / Zip

Kellyville, OK 74039

NOTES



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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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