

Turnpike Farm
Maramec Rd
Maramec, OK 74045

\$299,500
145.690± Acres
Pawnee County



Turnpike Farm
Maramec, OK / Pawnee County

SUMMARY

Address

Maramec Rd

City, State Zip

Maramec, OK 74045

County

Pawnee County

Type

Farms, Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

36.2292 / -96.6379

Acreage

145.690

Price

\$299,500

Property Website

<https://arrowheadlandcompany.com/property/turnpike-farm-pawnee-oklahoma/41763/>



PROPERTY DESCRIPTION

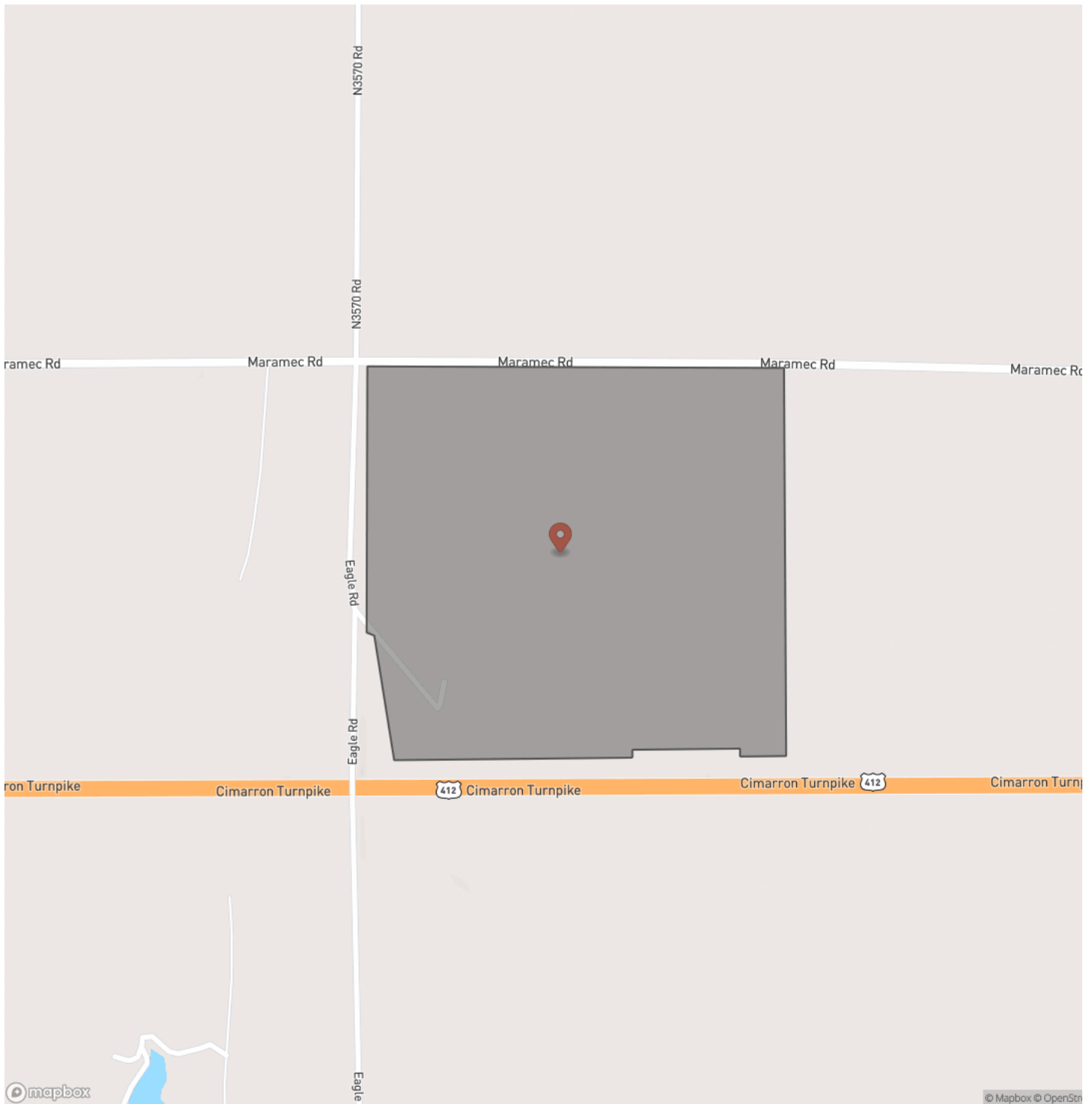
PRICE REDUCED! Here is an incredible Pawnee County property that has many possibilities. Located right off of the Cimarron Turnpike and Maramec road, it is just 45+/- minutes west of Tulsa, OK. Whether you are looking for a great place to build your dream home, pasture to graze cattle, incredible hunting, or all of the above, this farm could be the one for you. The landscape is a combination of large hardwood timber, cedar trees, a pond, and open pasture offering great wildlife habitat, eye catching views for a home build site, and native grasses for grazing. The large pond sits in the south central part of the property providing a consistent water source for cattle, wildlife, and will also provide some great fishing opportunities. The large timber and many openings will make this farm a phenomenal spot to be when hunting season rolls around this fall. Electricity is available at the road and rural water is located close by. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Will Bellis at [\(918\) 978-9311](tel:9189789311).



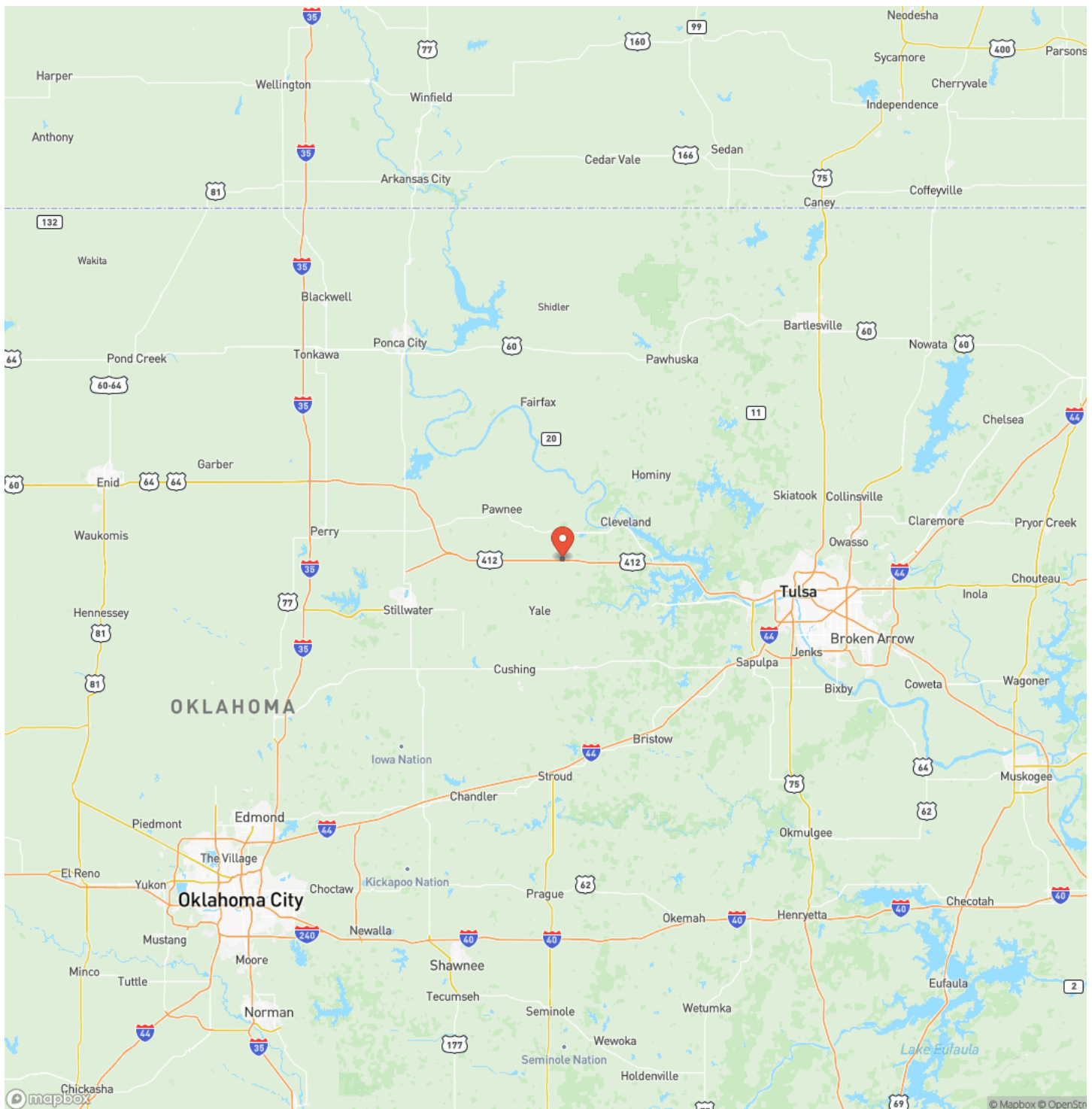
Turnpike Farm
Maramec, OK / Pawnee County



Locator Map



Locator Map



Satellite Map



Turnpike Farm

Maramec, OK / Pawnee 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

[illegible]

MORE INFO ONLINE:

www.arrowheadlandcompany.com

[illegible]

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
(405) 415-5977
www.arrowheadlandcompany.com

