

South Okemah Hunting Farm
112122 N 3760 Rd
Okemah, OK 74859

\$300,000
80± Acres
Okfuskee County



South Okemah Hunting Farm
Okemah, OK / Okfuskee County

SUMMARY

Address

112122 N 3760 Rd

City, State Zip

Okemah, OK 74859

County

Okfuskee County

Type

Undeveloped Land, Hunting Land, Recreational Land

Latitude / Longitude

35.38452 / -96.315196

Acreage

80

Price

\$300,000

Property Website

<https://arrowheadlandcompany.com/property/south-okemah-hunting-farm-okfuskee-oklahoma/88599/>



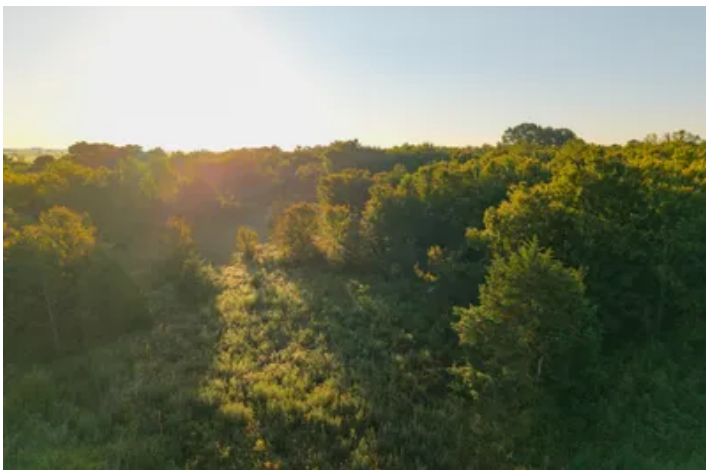
South Okemah Hunting Farm Okemah, OK / Okfuskee County

PROPERTY DESCRIPTION

Take a look at this exceptional hunting farm, 80+/- acres in Okfuskee County, Oklahoma, south of Okemah! This property is a paradise for the serious whitetail deer hunter. With two well-established food plots strategically positioned to attract trophy whitetails, this land is tailored for those passionate about hunting. The property features two ponds that not only serve as excellent watering holes for deer, but also offer potential for outstanding duck hunting opportunities. Access to, and throughout the farm is simple. The property sits just off a well-maintained gravel road, and has several cut lanes throughout the property, providing easy entry points and ideal shooting opportunities. The property holds a mix of old hardwood trees, mixed grasses and other smaller tree species, offering ample cover and deer bedding habitat. With its blend of large wooded areas, several water sources, and abundant wildlife, this property is perfect for those seeking a prime hunting destination. For those who may want to place a structure or an RV of some type, there is power running to the middle of the property already! In addition to the hunting opportunities, this property is located only 20 +/- minutes from Lake Okemah, and 60 +/- minutes from Lake Eufala. Both lakes provide swimming, fishing, or other watersport activities when hunting is not on the agenda. Located just south of I-40, the property provides easy access to nearby towns and amenities. This property is 5 +/- miles from the town of Okemah, 25 +/- miles from Henryetta, and just 70 +/- miles from Tulsa. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Justin White at [\(918\) 207-7521](tel:9182077521).

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.

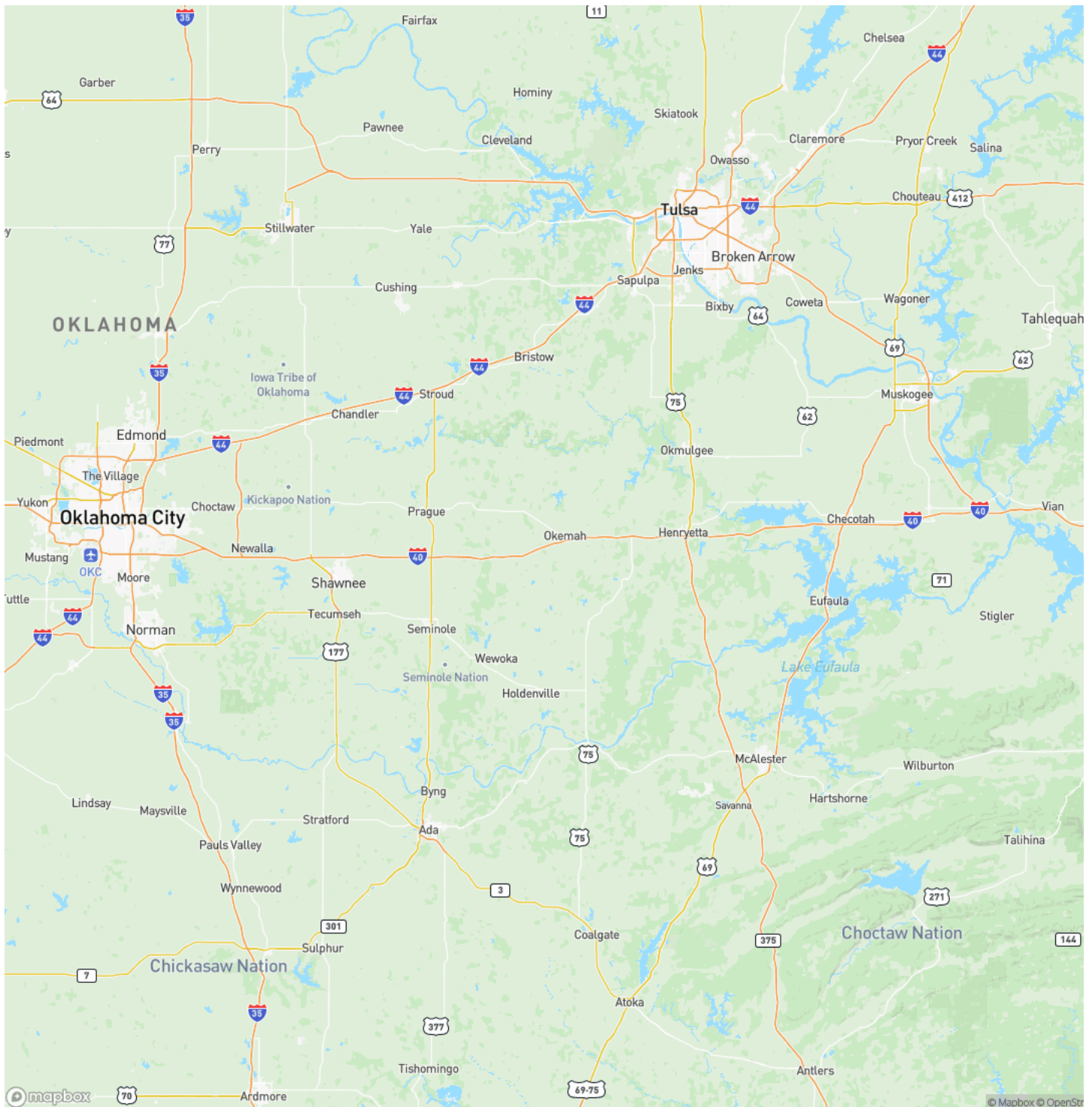
South Okemah Hunting Farm
Okemah, OK / Okfuskee County



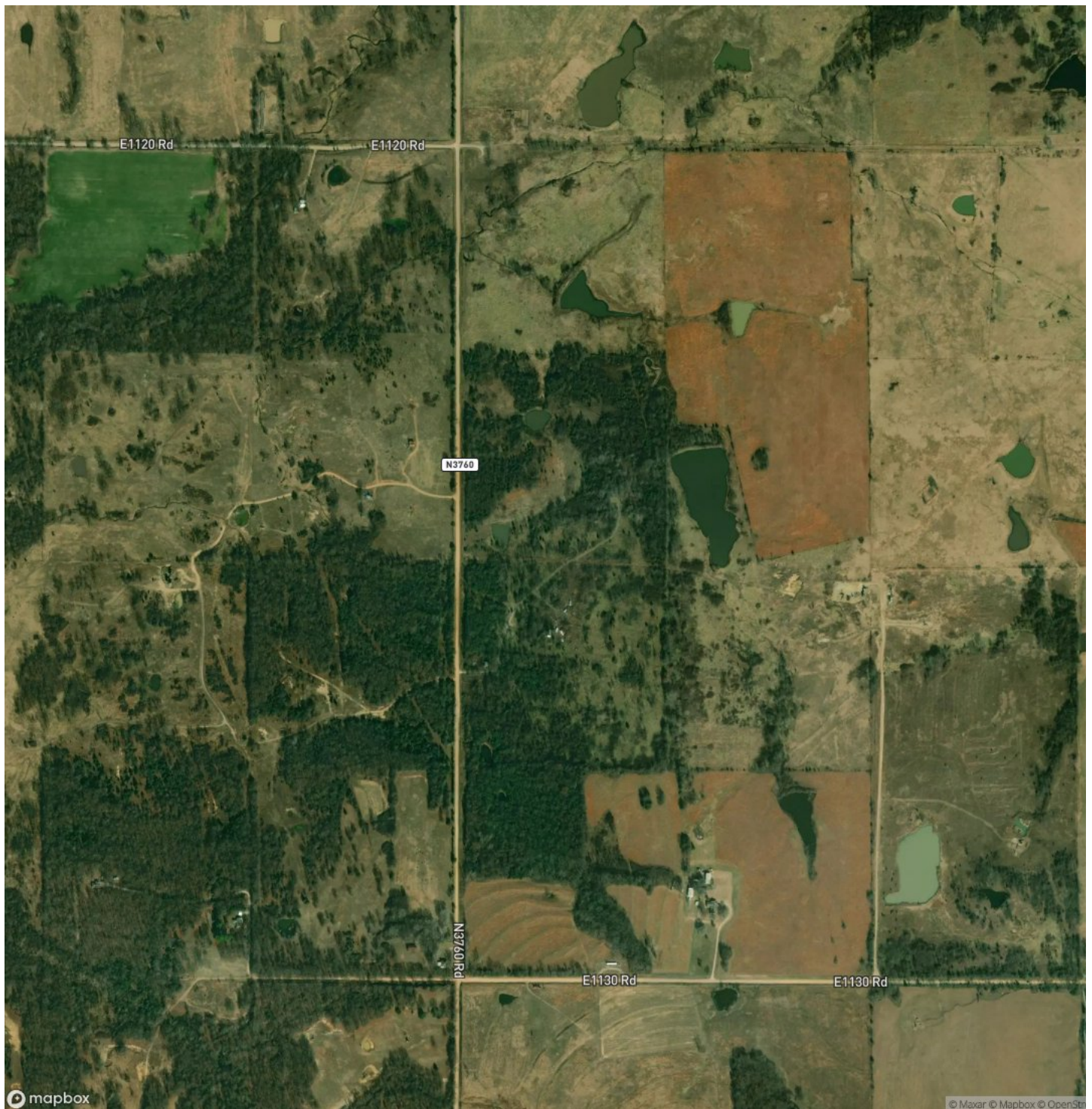
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Justin White

Mobile

(918) 207-7521

Email

justin.white@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.

This image shows a full page of blank, lined paper. It features approximately 20 evenly spaced horizontal black lines across its entire width, typical of notebook or legal stationery. The background is a solid off-white color, and there are no margins, text, or other markings present.



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

