

**Versatile Medford Farmland**  
Leflore Rd  
Medford, OK 73759

**\$369,476**  
160± Acres  
Grant County



## Versatile Medford Farmland Medford, OK / Grant County

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### **SUMMARY**

#### **Address**

Leflore Rd

#### **City, State Zip**

Medford, OK 73759

#### **County**

Grant County

#### **Type**

Farms, Undeveloped Land, Hunting Land, Recreational Land

#### **Latitude / Longitude**

36.916007 / -97.82576

#### **Acreage**

160

#### **Price**

\$369,476

#### **Property Website**

<https://arrowheadlandcompany.com/property/versatile-medford-farmland-grant-oklahoma/85807/>



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### **PROPERTY DESCRIPTION**

Located in Grant County, Oklahoma, this 160+/- acre tract offers a valuable opportunity for both agricultural and recreational buyers. The farm has a proven history of wheat production and is made up primarily of productive Class I–III soils (roughly 85 % of the tract), including Kirkland, Tabler, and McLain–Drummond series—well-regarded for their versatility and strong yield potential. The level terrain and open layout make it ideal for continued row crop farming, hay production, or even transitioning into a grazing operation with a great spot to build a pond. With its location in a well-known flyway and surrounded by established wetland developments, the property also presents a great opportunity for waterfowl hunting and potential development of a wetland. There is an abundance of quail, pheasants, and deer that you can see on the property. This property is located 17+/- minutes from Medford, about 1 hour from Ponca City, and about an hour and 40+/- minutes from Stillwater. Whether you're looking to expand your ag portfolio or develop a unique hunting property, this farm offers a flexible foundation in a strong agricultural region. Arvest employees, directors, and immediate family members are ineligible to purchase Arvest Bank owned properties. Property is being sold as-is, with no warranties expressed or implied. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Drew Palmer at [\(620\) 660-2355](tel:620.660.2355).

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.

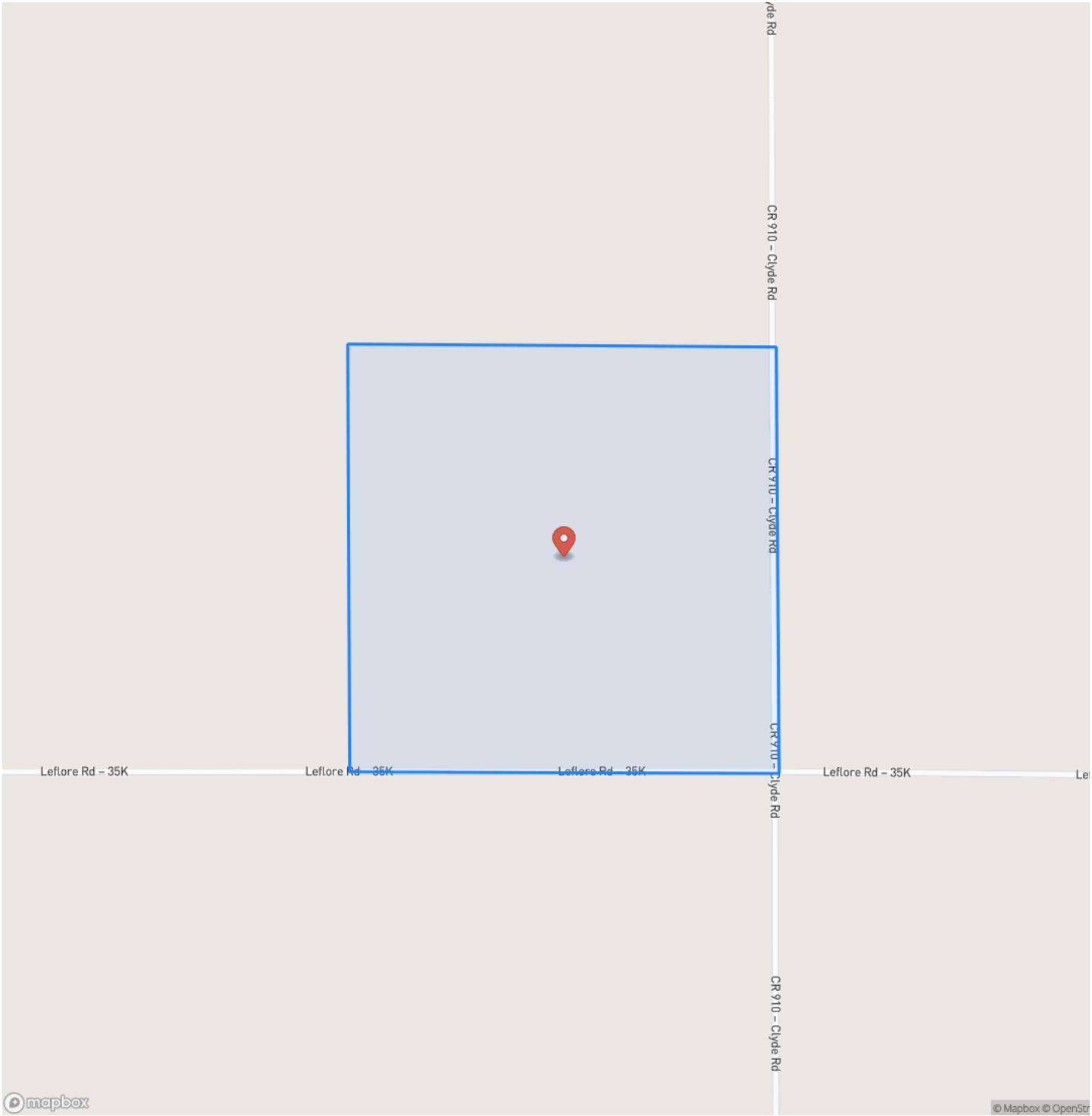


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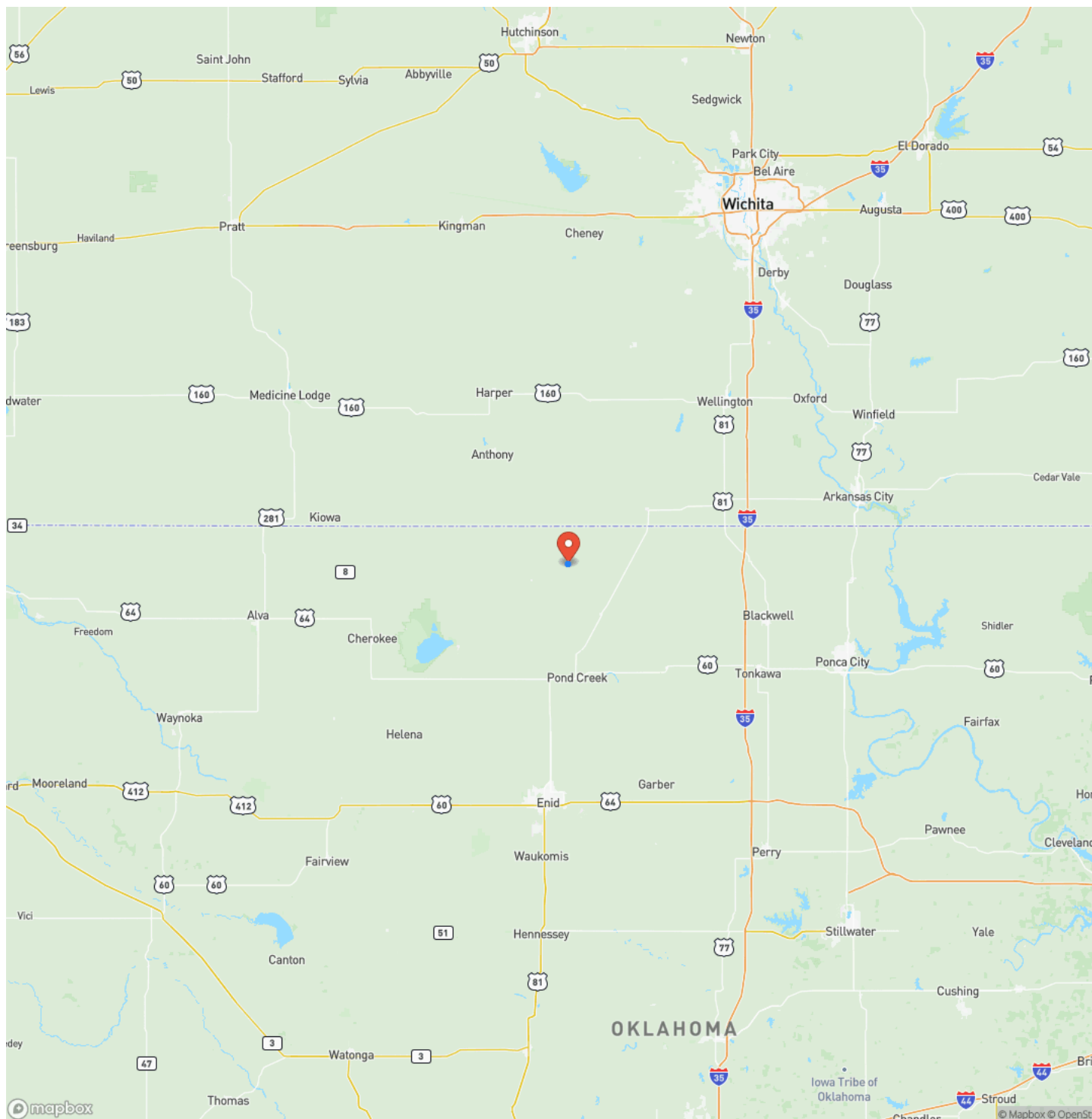
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# Locator Map



## Locator Map





## Satellite Map



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LISTING REPRESENTATIVE  
For more information contact:



**Representative**  
Drew Palmer  
**Mobile**  
(620) 660-2355  
**Email**  
drew.palmer@arrowheadlandcompany.com  
**Address**  
City / State / Zip

NOTES

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## **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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