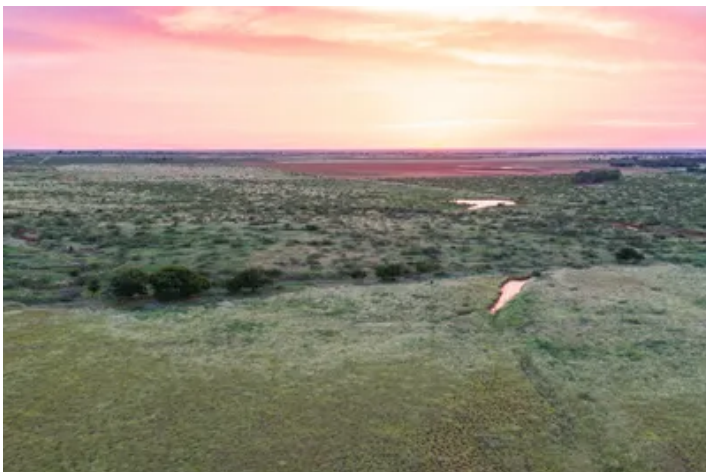


South Loveland Combo Farm
00 E 1890 Rd
Grandfield, OK 73546

\$176,000
80± Acres
Tillman County



South Loveland Combo Farm
Grandfield, OK / Tillman County

SUMMARY

Address

00 E 1890 Rd

City, State Zip

Grandfield, OK 73546

County

Tillman County

Type

Farms, Hunting Land, Ranches, Recreational Land, Undeveloped Land

Latitude / Longitude

34.2779 / -98.7591

Acreage

80

Price

\$176,000

Property Website

<https://arrowheadlandcompany.com/property/south-loveland-combo-farm-tillman-oklahoma/111966/>



South Loveland Combo Farm Grandfield, OK / Tillman County

PROPERTY DESCRIPTION

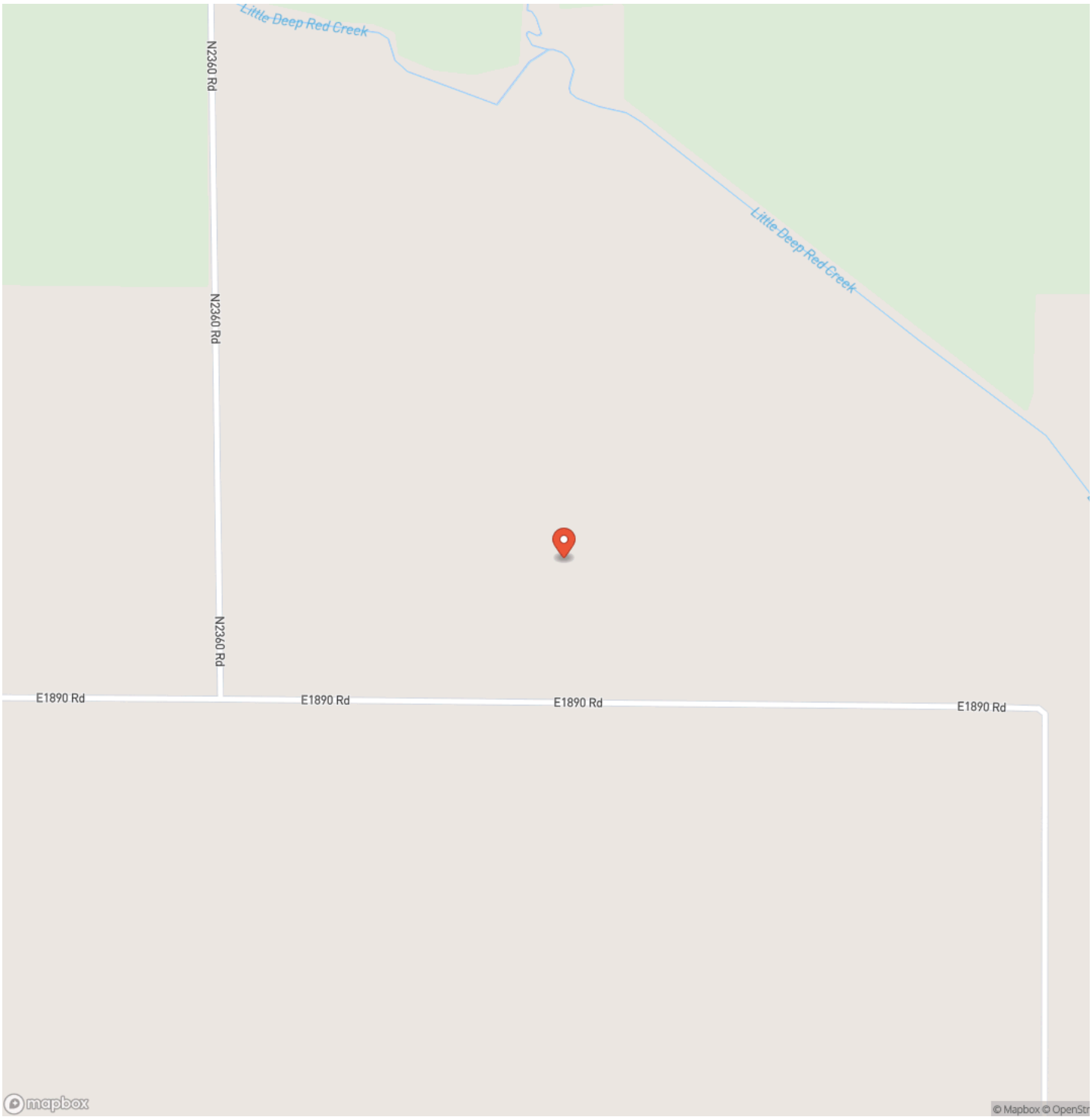
Whether you're looking for a hunting farm or a property to run cattle, this 80± acre Tillman County tract is worth a look! In a portion of the property, there is scattered mesquite that provides excellent habitat and cover for deer and other small game. Established bluestem on the east side offers a quality food source for both wildlife and opens the door for ranching opportunities. Gentle changes in elevation add to the hunting versatility and a wet weather creek connected to the Little Deep Red Creek runs through the northeast portion of the property. With gravel road frontage on the south side, the property is well suited for easy access whether you are entering for recreational use or ranching use. If you have been in the market for land to expand your cattle operation or establish a well-rounded recreational farm, this 80 +/- property provides countless potential! The property is located 5 +/- miles from Grandfield and 16 +/- miles from Frederick. All showings are by appointment only. For more information or to schedule a private showing, please contact Kirk Schreiner at [\(580\) 305-7301](tel:5803057301).

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.

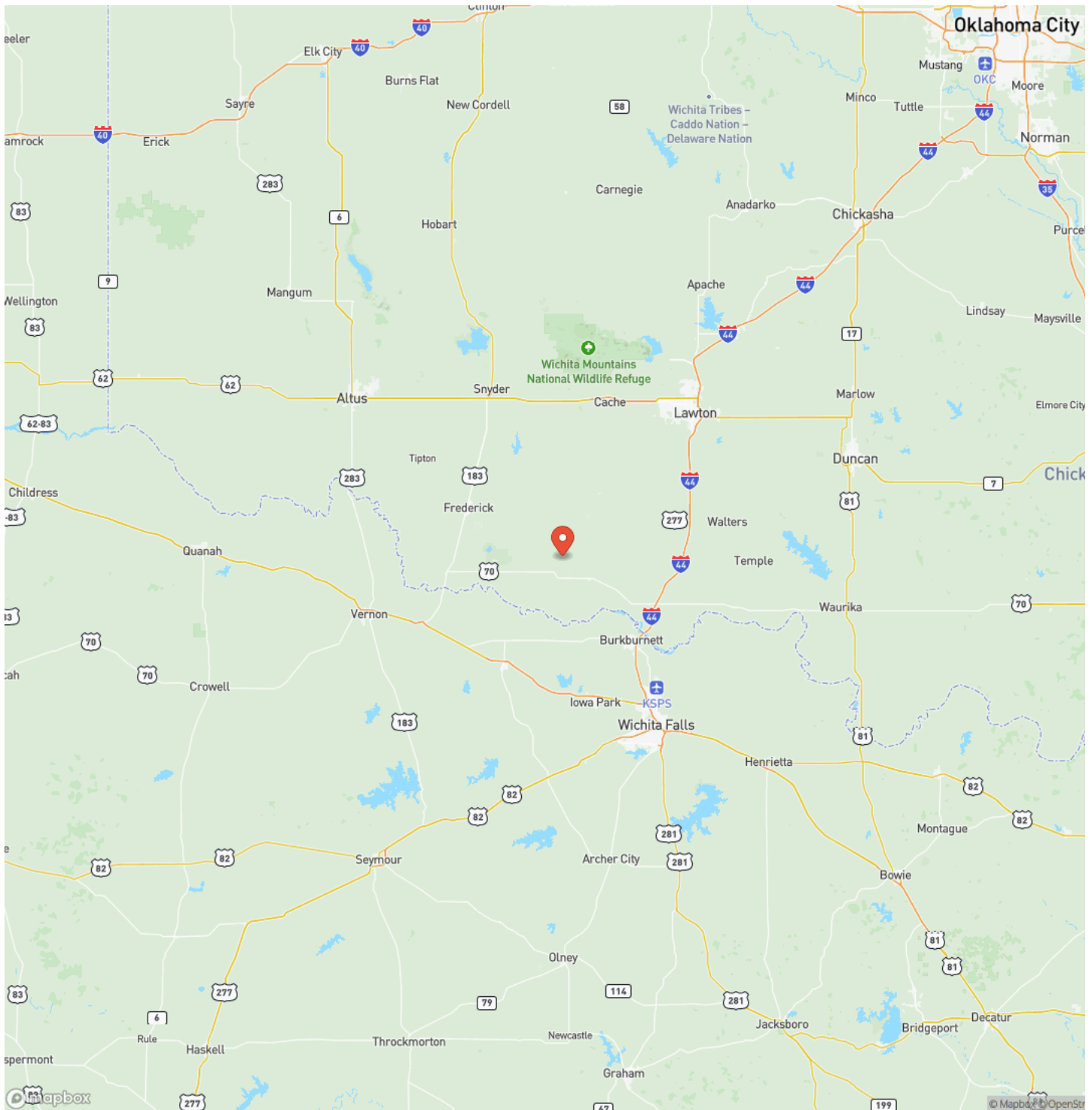
South Loveland Combo Farm
Grandfield, OK / Tillman County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Kirk Schreiner

Mobile

(580) 305-7301

Email

kirk.schreiner@arrowheadlandcompany.com

Address

City / State / Zip

Frederick, OK 73542

NOTES

[illegible]

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.



<https://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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