

Thackerville 136
White Rose Rd
Thackerville, OK 73495

\$7,480,000
136± Acres
Love County



Thackerville 136
Thackerville, OK / Love County

SUMMARY

Address

White Rose Rd

City, State Zip

Thackerville, OK 73495

County

Love County

Type

Undeveloped Land, Business Opportunity

Latitude / Longitude

33.751594 / -97.149735

Acreage

136

Price

\$7,480,000

Property Website

<https://legendary.land/property/thackerville-136-love-oklahoma/83474/>



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PROPERTY DESCRIPTION

The Thackerville 136 is an outstanding investment opportunity located just off Exit 1 on I-35 and only 2.4 miles from the Texas state line. Historically, the property has been utilized as a productive cattle ranch and hay operation, offering proven agricultural value. In recent years, with the influx of development and expanding infrastructure in the area, this ranch now sits squarely in the path of progress, making it an exceptional candidate for future residential or commercial development.

The upland portion of the property features multiple premium building sites, situated adjacent to new home construction, offering future potential for subdivision or custom builds. Located just 2.5 miles from WinStar Casino, Resort, and Golf Course, this property offers a unique blend of rural charm and urban convenience, perfectly positioned to capitalize on the continued growth in southern Oklahoma and along the Texas border.

Location:

- *Thackerville - 4 miles
- *Texas state line - 2.4 miles
- *DFW - 71 miles
- *Oklahoma City - 128 miles

Access:

- *County Road Frontage

Water:

- *2 ponds
- *Springs fed creek/ slough

Utilities:

- *Rural water Available
- *Electric Meter Available

Climate:

- *Approximately +/- 40 inches of annual precipitation

Minerals:

- *Surface Only

Wildlife:

- *Whitetail Deer
- *Wild Turkey
- *Waterfowl
- *Dove
- *Quail
- *Wild Hogs

Terrain:

- *Topography Ranging from 690'-740'
- *Native and improved grasses
- *Scattered pecan and oak trees

Improvements:

- *NA



Equipment:

*NA

If you are not already on the Legendary Land Company website, please follow the "Property Website" link.

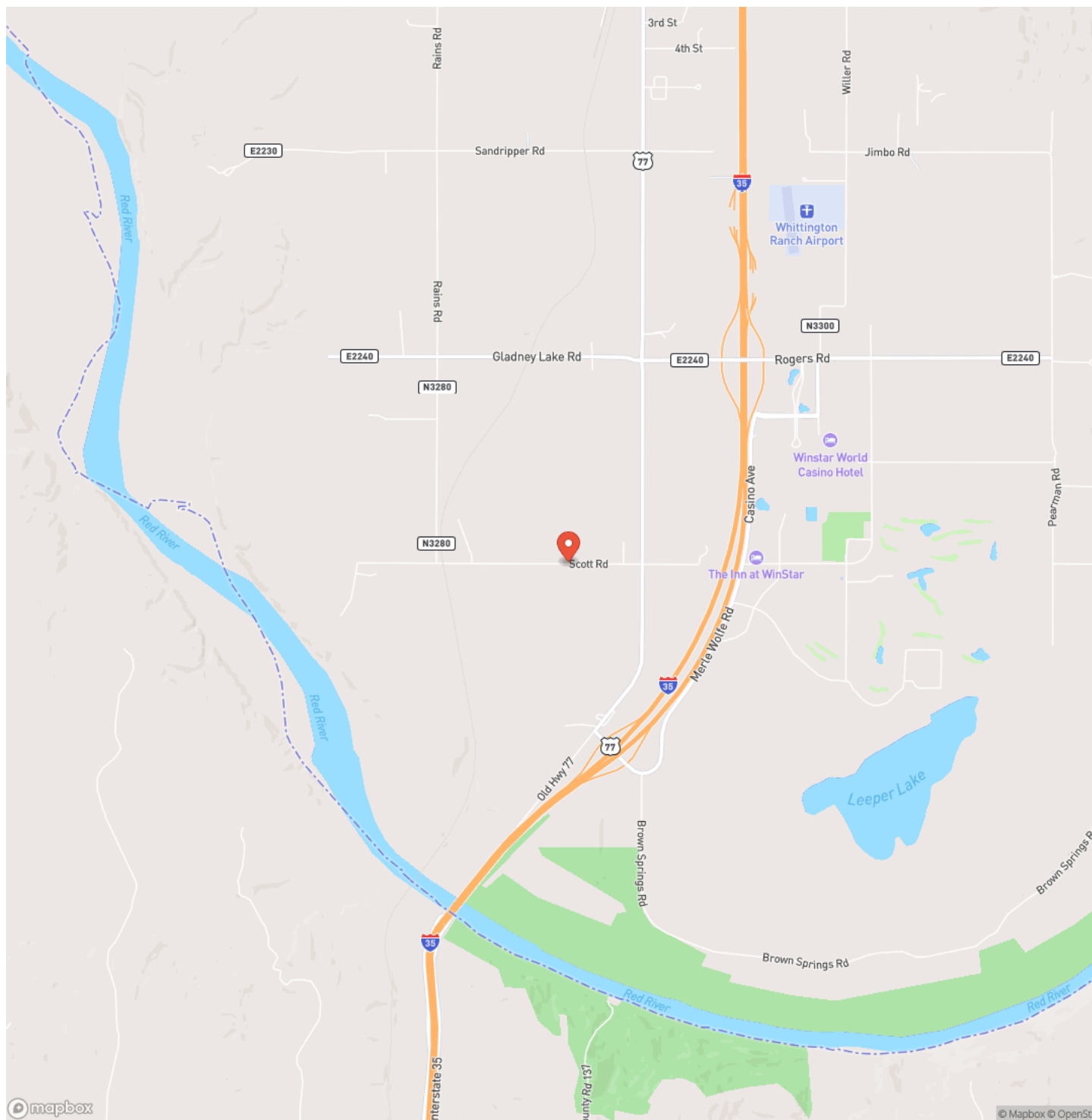
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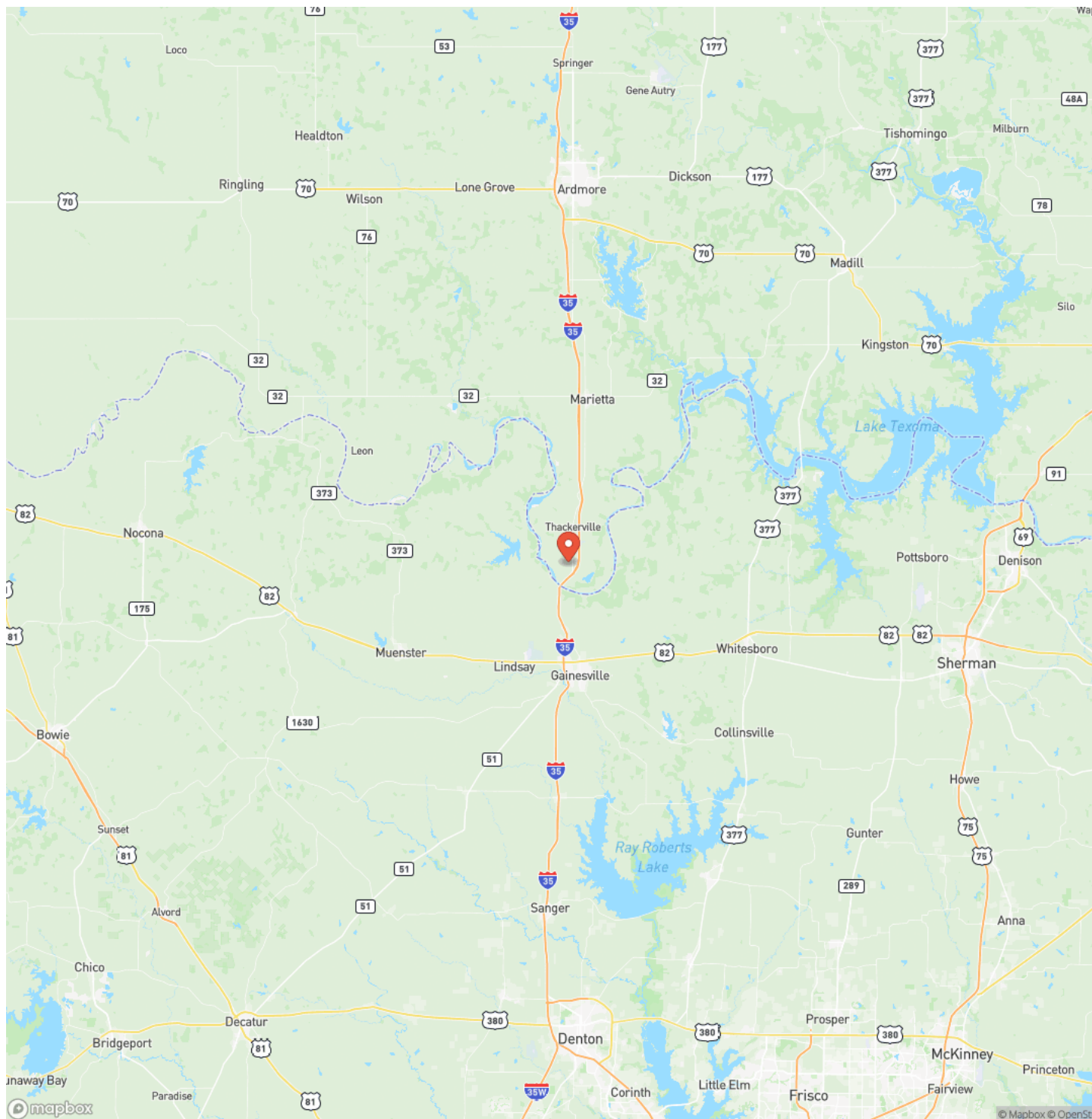
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Locator Map



Locator Map



Satellite Map



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Thackerville, OK / Love County

LISTING REPRESENTATIVE

For more information contact:



Representative

Cody Gillham

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City / State / Zip

NOTES



MORE INFO ONLINE:

http://legendary.land

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