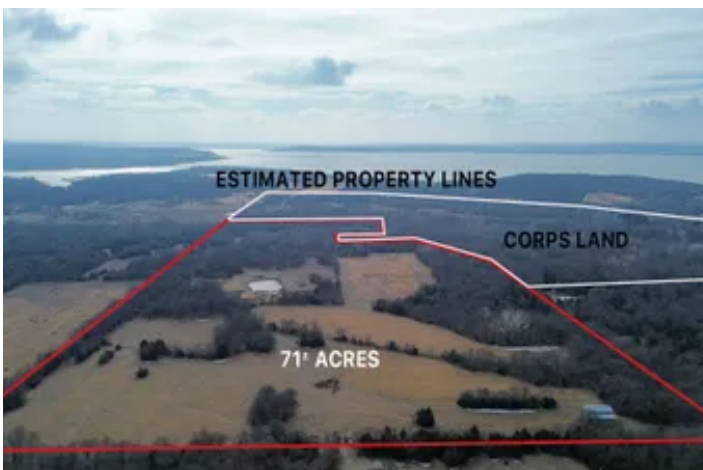


Eufaula 71± Acres | McIntosh County, Oklahoma  
TBD Checotah  
Checotah, OK 74426

**\$355,000**  
71± Acres  
McIntosh County



**Eufaula 71± Acres | McIntosh County, Oklahoma**  
**Checotah, OK / McIntosh County**

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**SUMMARY**

**Address**

TBD Checotah

**City, State Zip**

Checotah, OK 74426

**County**

McIntosh County

**Type**

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

**Latitude / Longitude**

35.354289 / -95.547942

**Acreage**

71

**Price**

\$355,000

**Property Website**

<https://greatplainslandcompany.com/detail/eufaula-71-acres-mcintosh-county-oklahoma-mcintosh-oklahoma/98328/>





## **PROPERTY DESCRIPTION**

### **Eufaula Hideaway 71**

*Enjoy It While You Own It*

#### **Kale Crocker**

Great Plains Land Company

[580-216-8160](tel:580-216-8160)

[kale@greatplains.land](mailto:kale@greatplains.land)

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## **Property Overview**

If you've been looking for a recreational property near **Lake Eufaula**, this is one you need to check out. Located just minutes from the lake, **Eufaula Hideaway 71** is set up to enjoy from day one. Whether you're looking for a hunting property, a small cattle operation, or simply a quiet place to get away, this property offers versatility, usability, and strong recreational value.

Approximately **30-40 acres are open pasture**, currently established in native grasses. The balance of the property provides excellent cover, established trails, and quality wildlife habitat. The current landowners have invested significant time and money improving the land, making it functional, accessible, and ready to use immediately.

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## **Location Highlights**

- Just minutes from Lake Eufaula
  - Easy access while still offering privacy and seclusion
  - Ideal for weekend getaways, hunting, or long-term land ownership
- 

## **Property Features**

- **71± total acres**
  - **30-40 acres of open pasture**
  - Native grasses including **little bluestem, big bluestem, grama, and Bermuda**
  - Mostly good **perimeter fencing**
  - **Two ponds** providing reliable water
  - Multiple **hunting stands already in place**
- 

## **Land, Improvements & Habitat**

This property was previously covered in cedars and brush. The current owners have done extensive work clearing cedars, opening travel corridors, and establishing food plot areas. A well-laid-out **trail system** allows easy access throughout the property by side-by-side or on foot.

The layout flows extremely well and is designed for both recreation and land management-whether you're walking to a stand, checking cattle, or simply enjoying time outdoors.

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## Agriculture & Hunting

- Suitable for **running cattle** with existing fencing and pasture
  - Flat terrain and good soils ideal for **food plots or hay production**
  - Strong **whitetail habitat** with cover, water, and stand locations
  - A true **dual-purpose property** combining livestock and recreation
- 

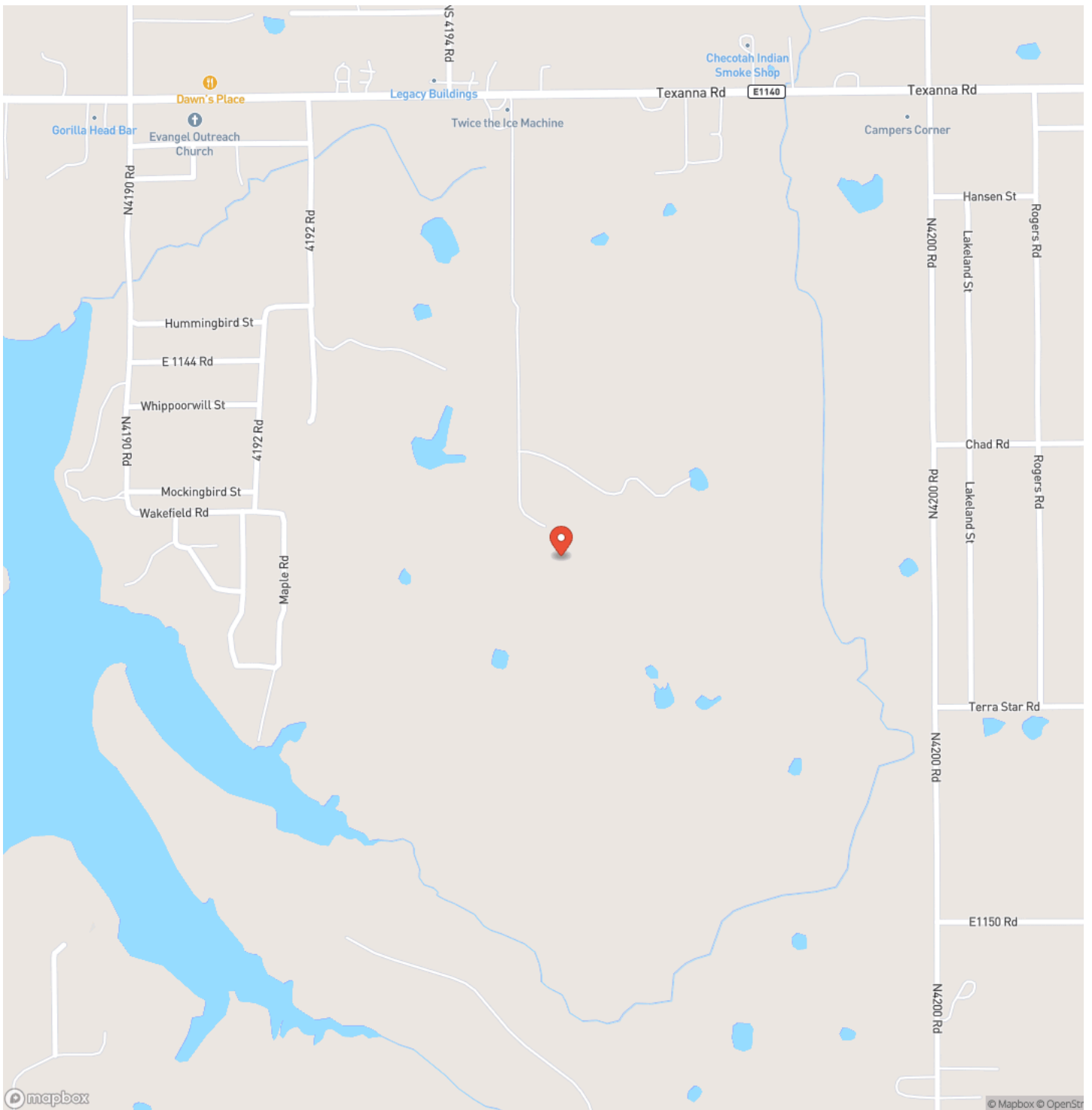
## Why You'll Love It

The hard work has already been done. This is a property you can show up and enjoy immediately. Whether you're hunting, running cattle, planting food plots, or looking for a peaceful retreat just minutes from the lake, **Eufaula Hideaway 71** delivers.

Eufaula 71± Acres | McIntosh County, Oklahoma  
Checotah, OK / McIntosh County

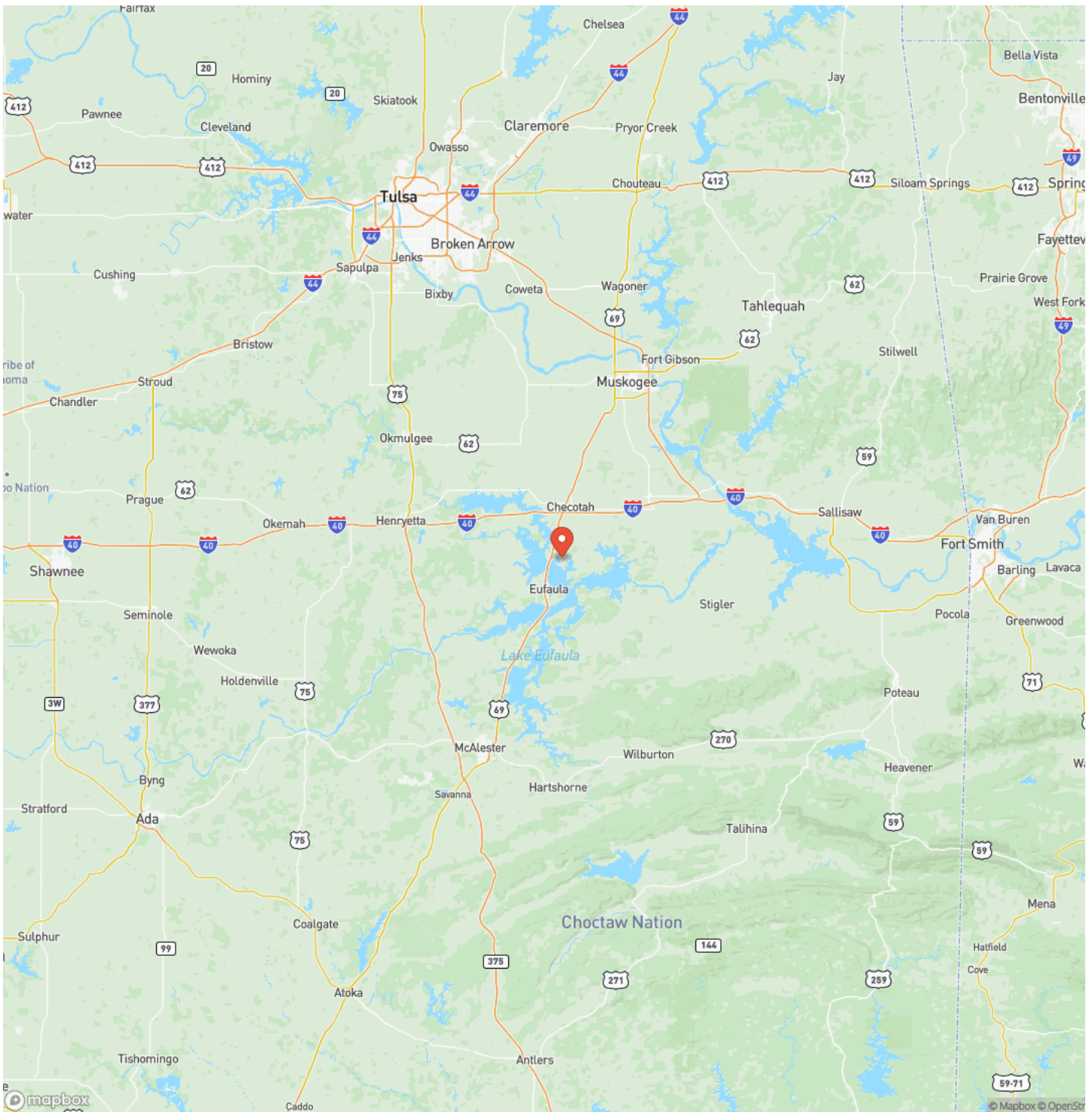


## Locator Map





## Locator Map





## Satellite Map





### LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Kale Crocker

## Mobile

(580) 216-8160

## Email

kale@greatplains.land

**Address**

City / State / Zip

## NOTES

[illegible]

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## **DISCLAIMERS**

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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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