

317.73± Acre Premium Farm North of Fairview, OK
E County Rd 49
Fairview, OK 73737

\$699,000
317.730± Acres
Major County



317.73± Acre Premium Farm North of Fairview, OK
Fairview, OK / Major County

SUMMARY

Address

E County Rd 49

City, State Zip

Fairview, OK 73737

County

Major County

Type

Farms

Latitude / Longitude

36.311206 / -98.501901

Taxes (Annually)

1200

Acreage

317.730

Price

\$699,000

Property Website

<https://cedarcreeklandandhome.com/property/317-73-acre-premium-farm-north-of-fairview-ok-major-oklahoma/89885/>



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Fairview, OK / Major County

PROPERTY DESCRIPTION

317.73± Acre Premium Farm for Sale – North of Fairview, OK

Here's your opportunity to secure a high-quality 317.73± acre farm located just north of Fairview, Oklahoma. With excellent access, the property boasts road frontage on three sides, including a blacktop road on the south side, making it ideal for efficient farming operations.

Soil Composition:

- 127± acres of Class I McLain silty clay loam
- 49± acres of Class I Pond Creek silt loam
- Remaining acres are Class II Renfrow silty clay loam and Port silt loam

These fertile soil types are highly productive and well-suited for a variety of crops.

Land Use & Features:

- Historically planted in milo and wheat
- Currently leased through June 2026 for \$1,010/month
- Approximately 42 acres fenced for cattle, including a nice pond
- Great potential for diversified agricultural use or as a passive investment

Whether you're looking to expand your existing operation or invest in quality farmland with proven income, this property offers both strong historical performance and long-term potential.

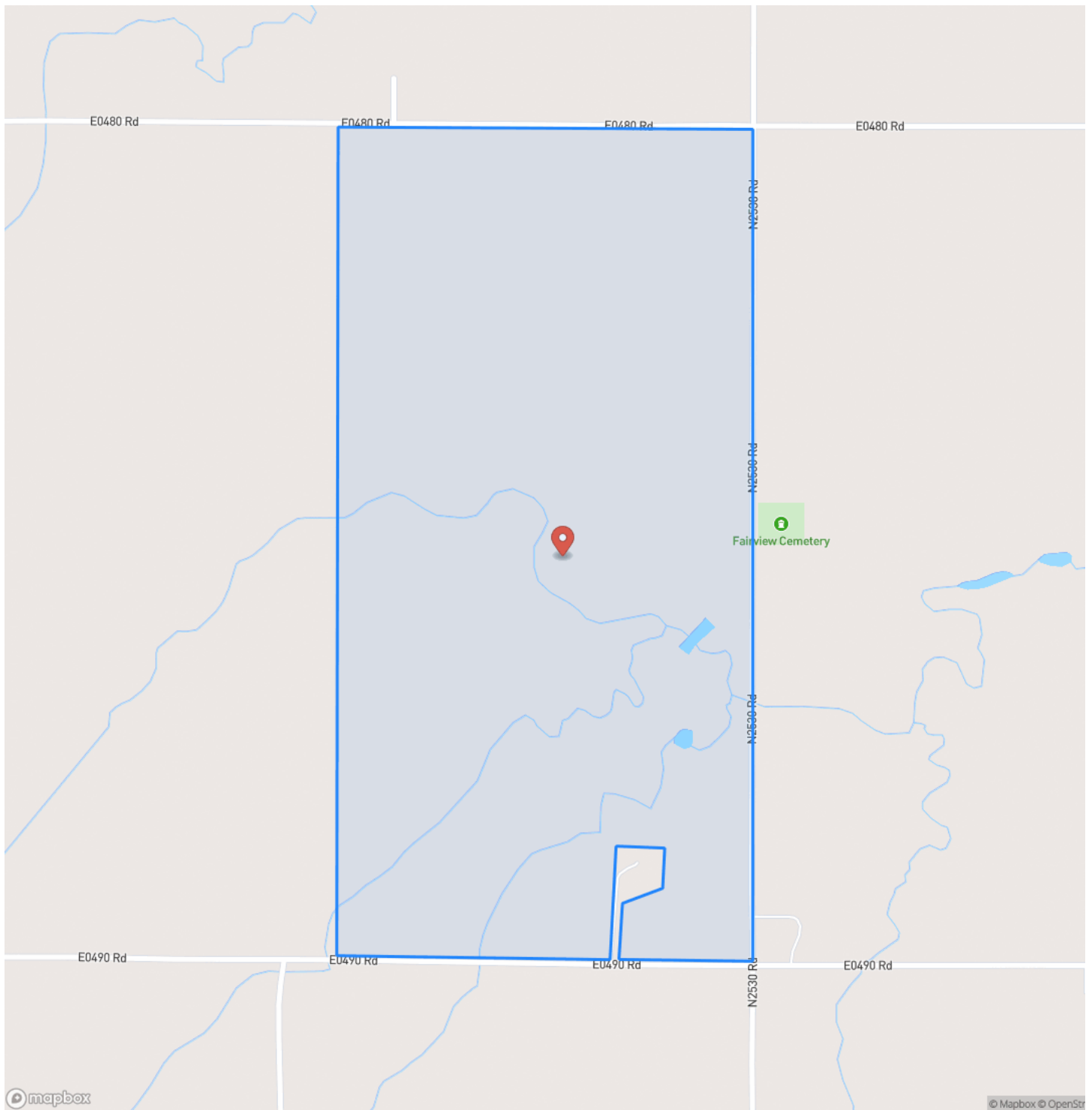
For additional information please contact Jackson Greene @ [405-503-0878](tel:405-503-0878)

- 127 acres Class I McLain silty clay loam NCCPI 55.7
- 49 acres Class I Pond Creek silt loam NCCPI 66.7
- 76 acres Class II Port silt loam NCCPI 69.6
- 65.73 acres Class II Renfrow silty clay loam NCCPI 53.2
- Rental history \$1,010 per month \$12,120 annually
- Taxes \$1,200 annually
- 3 miles from Fairview
- No minerals convey

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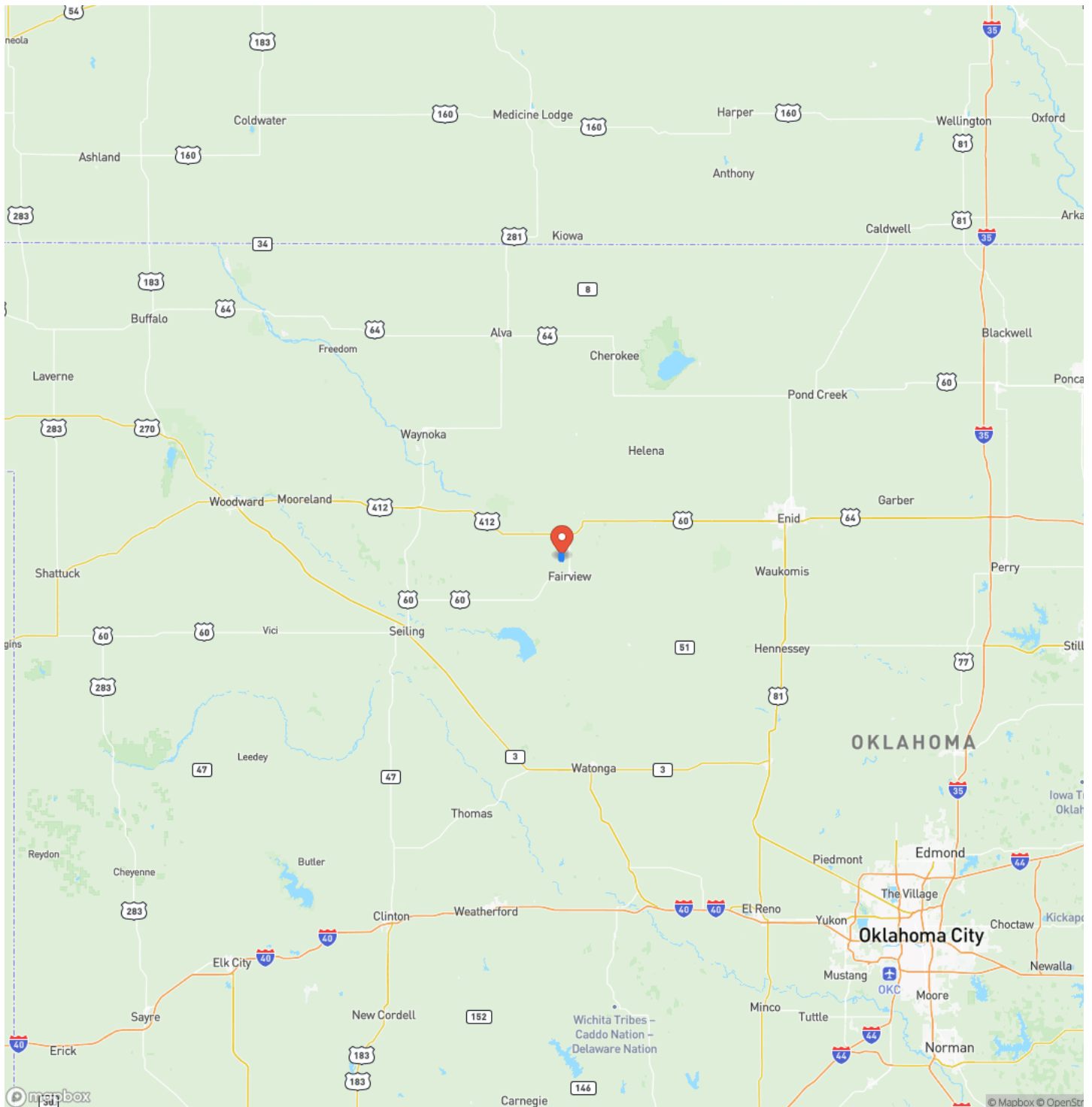


Locator Map



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Locator Map



MORE INFO ONLINE:

<https://cedarcreeklandandhome.com>

Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

Jackson Greene

Mobile

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Address

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City / State / Zip

NOTES

8

MORE INFO ONLINE:

<https://cedarcreeklandandhome.com>

This image shows a single 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.

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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