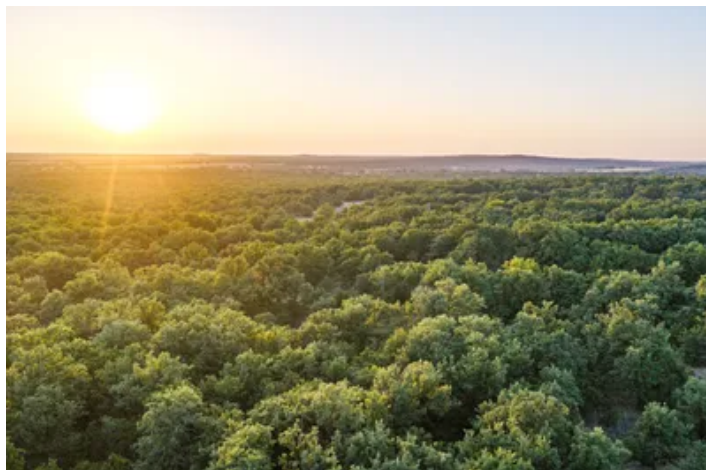
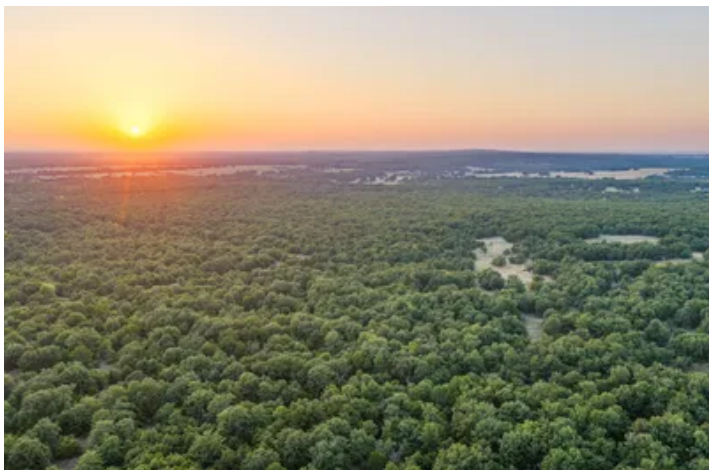


Northeast Loco Hunting Farm
00 N3020 Rd
Loco, OK 73442

\$511,000
146± Acres
Stephens County



Northeast Loco Hunting Farm
Loco, OK / Stephens County

SUMMARY

Address

00 N3020 Rd

City, State Zip

Loco, OK 73442

County

Stephens County

Type

Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

34.3762 / -97.6153

Acreage

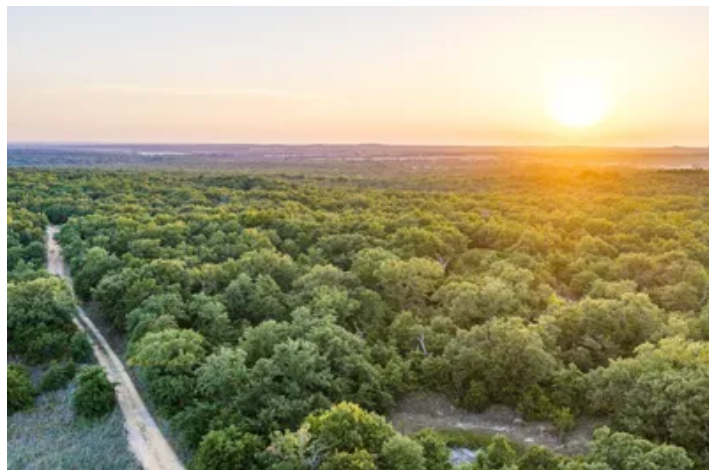
146

Price

\$511,000

Property Website

<https://arrowheadlandcompany.com/property/northeast-loco-hunting-farm-stephens-oklahoma/113384/>

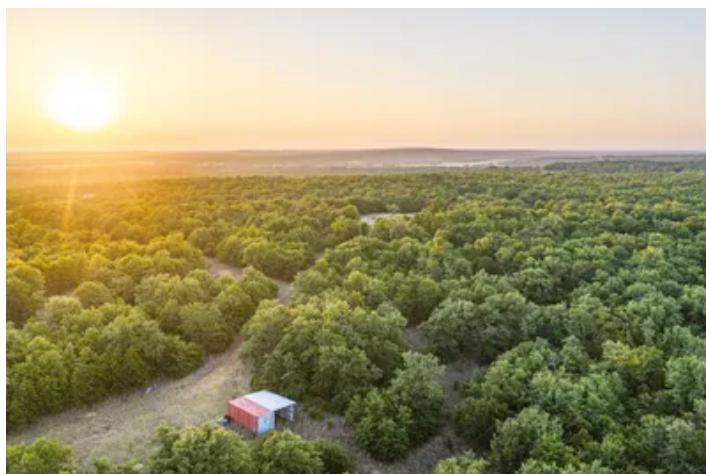
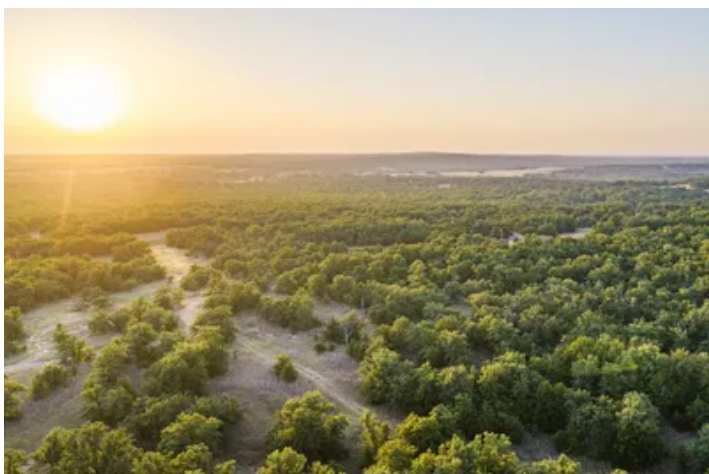
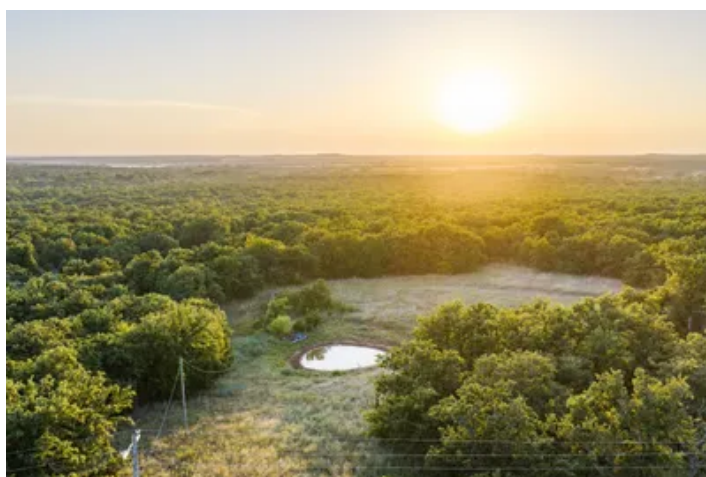
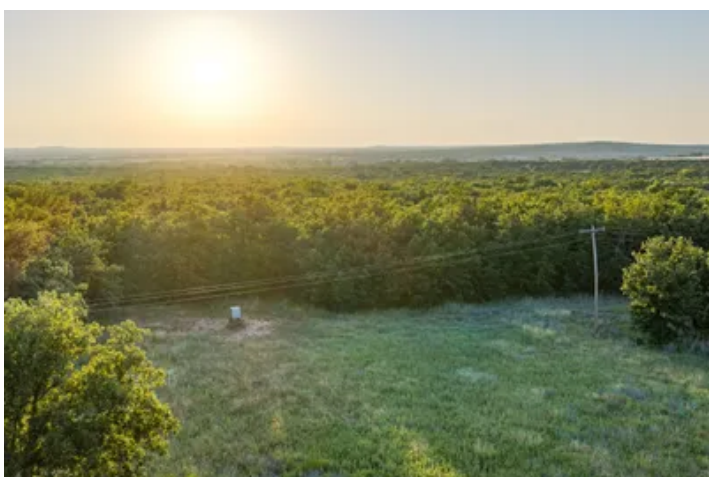
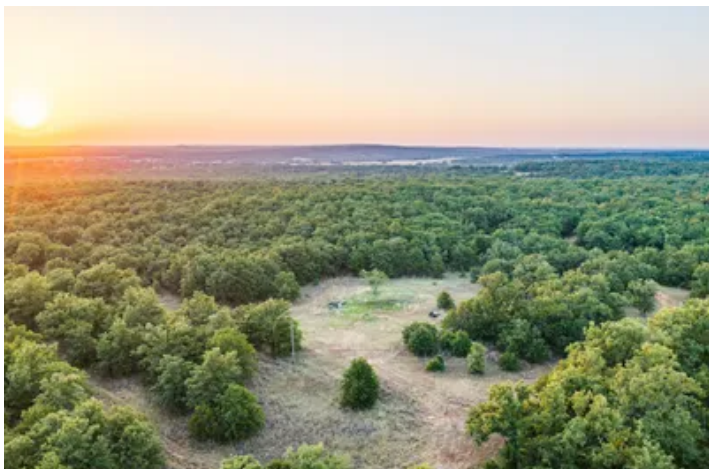


PROPERTY DESCRIPTION

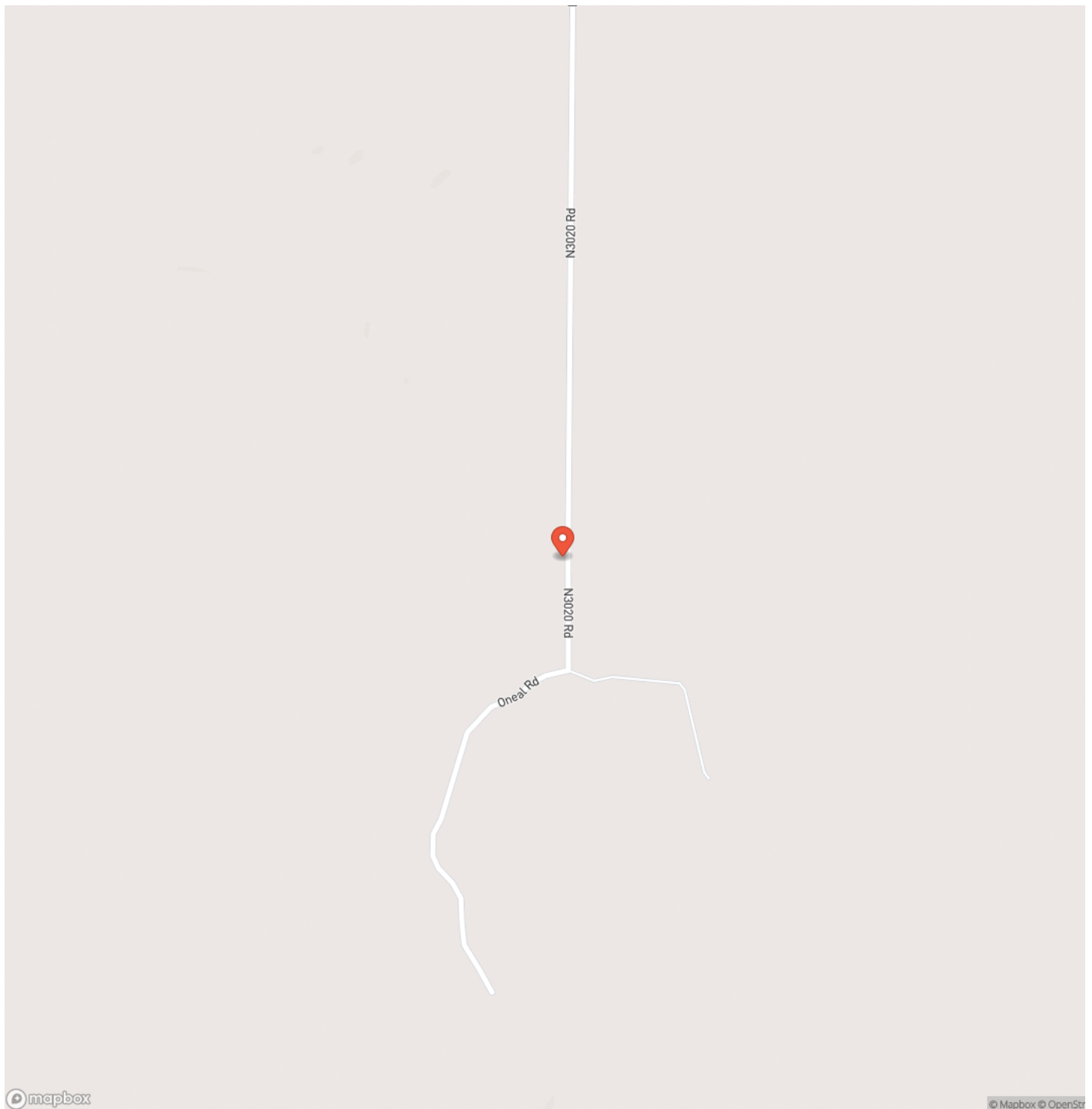
If you've been looking for an affordable hunting property with a history of producing quality whitetails, this 146 +/- acre tract in Stephens County deserves a look! The combination of mature oak timber, thick bedding cover, and established travel corridors creates the kind of habitat that consistently holds deer. Several nice bucks have already been taken here, and the property has everything needed to continue that success! A few open pockets on the west side are well suited for food plots, giving you the opportunity to improve the hunting even further and keep wildlife on the property throughout the season. Turkeys are also common, making this a place you can enjoy well beyond deer season. A good network of roads provides easy access across the ranch for hunting, trail riding, or general property maintenance. While 146 +/- acres is a manageable size, the layout, timber, and rolling terrain give it the feel of a much larger property. Whether you're after a proven hunting tract, a place to build a home in the country, or a weekend getaway to enjoy with family and friends, this Stephens County property offers the kind of versatility that's getting harder to find. The property is located just 6 +/- miles from Velma-Alma, 21 +/- miles from Duncan, and 30 +/- miles from Ardmore. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Owen Bellis at [\(918\) 367-7050](tel:9183677050).

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.

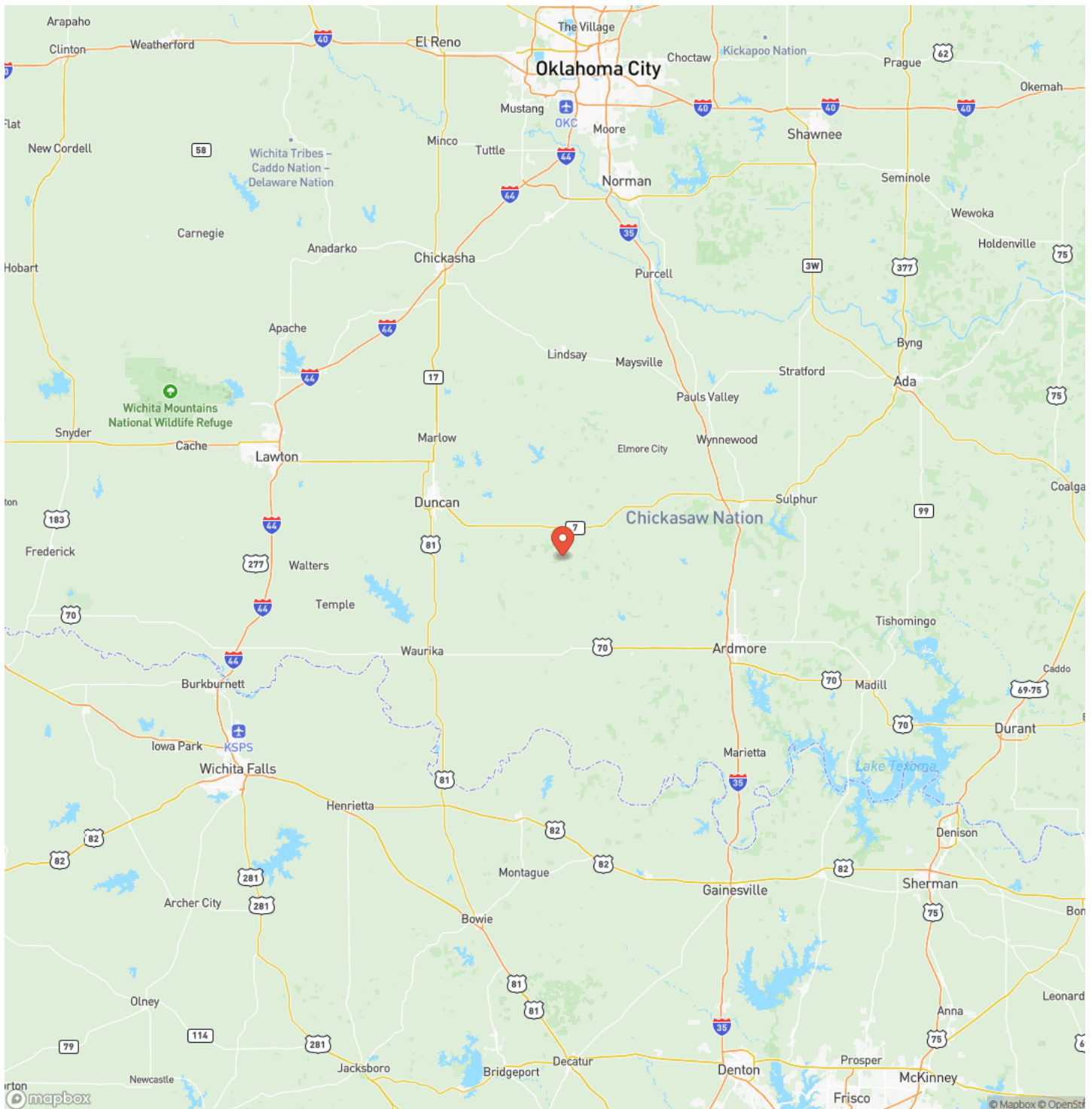
Northeast Loco Hunting Farm
Loco, OK / Stephens County



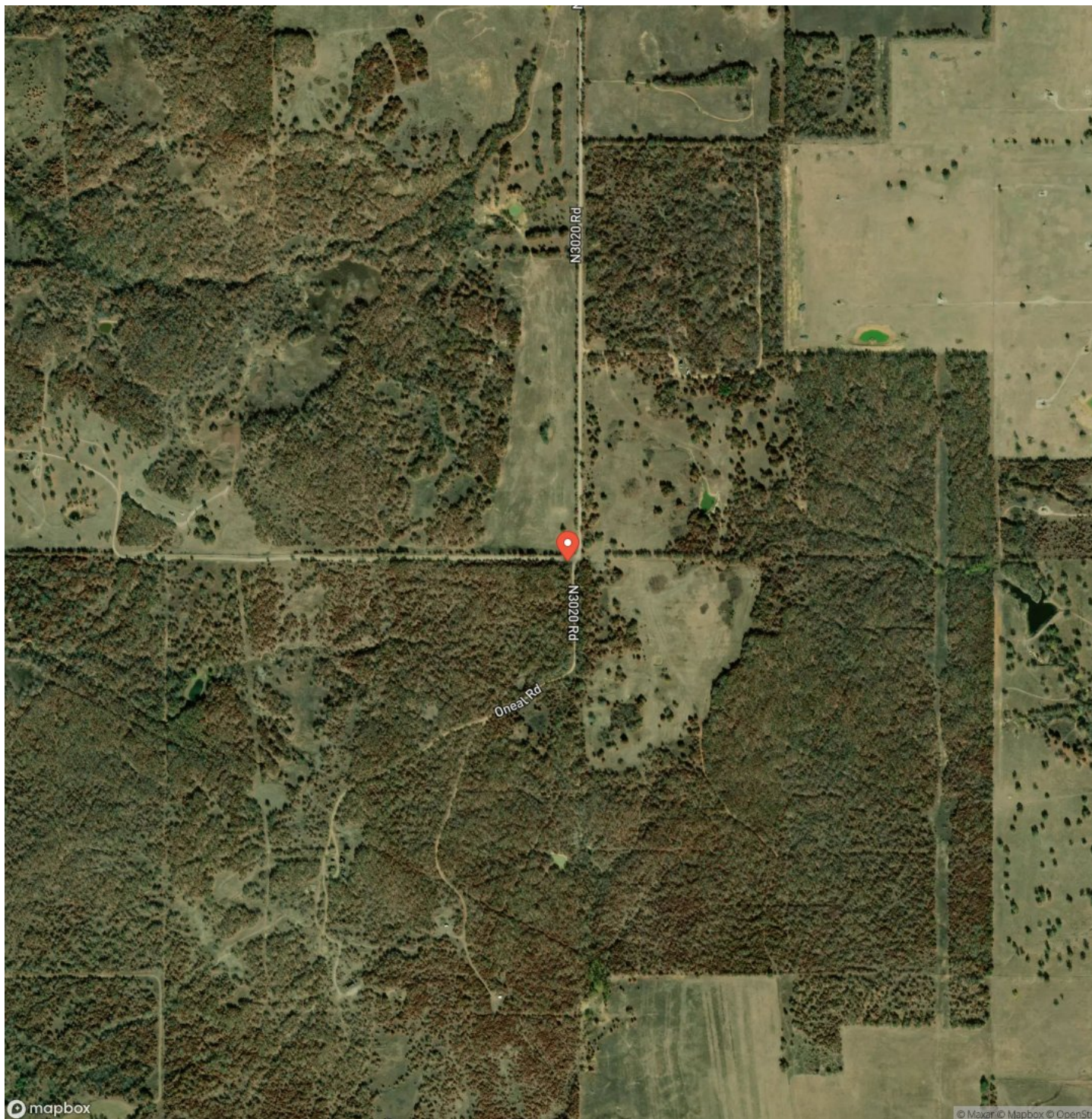
Locator Map



Locator Map



Satellite Map



Northeast Loco Hunting Farm

Loco, OK / Stephens County

LISTING REPRESENTATIVE

For more information contact:



Representative

Owen Bellis

Mobile

(918) 367-7050

Email

owen.bellis@arrowheadlandcompany.com

Address

City / State / Zip

Kellyville, OK 74039

NOTES

[illegible]

[illegible]

<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.

Arrowhead Land Company
205 E Dewey Ave
Sapulpa, OK 74066
(833) 873-2452
<https://arrowheadlandcompany.com/>

