Weleetka Timbered Hunting
N 3930 Road
Weleetka, OK 74880

$380,000
141± Acres
Okfuskee County







ARROWHEAD
LAND COMPANY

MORE INFO ONLINE:

https://arrowheadlandcompany.com/

SUMMARY

Address
N 3930 Road

City, State Zip
Weleetka, OK 74880

County
Okfuskee County

Type
Farms, Undeveloped Land, Hunting Land, Recreational Land, Timberland

Latitude / Longitude
35.3585 / -96.0037

Acreage
141

Price
$380,000

Property Website
arrowheadlandcompany.com





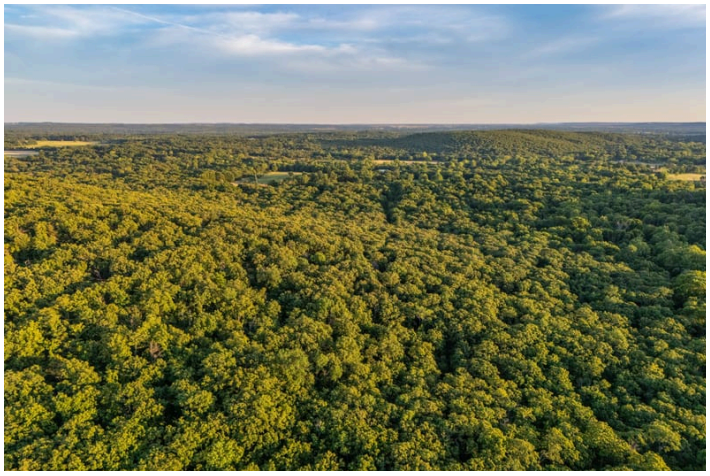


PROPERTY DESCRIPTION

Tucked away in the timbered hills of Okfuskee County, Oklahoma, this 141+/- acre hunting property offers the kind of seclusion and natural terrain that serious outdoorsmen look for. A gated entry leads into an open area that is a great spot to park a camper, providing an ideal setup for weekend stays, a future hunting camp, or even a cabin build site. From there, an established trail takes you down into the timber and hunting setups. The land is primarily covered in mature timber with impressive elevation changes that not only create scenic views and unique character, but also provide excellent habitat and travel corridors for wildlife. The rolling terrain, thick cover, and natural layout make this a strong deer and turkey hunting property with plenty of opportunities to further improve and enhance the habitat. A small pond provides a year-round water source, while two feeders and an existing blind help make the property ready to hunt from day one. This area has produced some giant deer over the years, and this property has the potential to grow and hold them. Whether you are looking for a private hunting retreat, recreational getaway, or a property to develop into your own outdoorsman's paradise, this Okfuskee County property is one that you will want to take a look at! It is located just 10+/- minutes from Henryetta, 20+/- minutes from Okmulgee, 1 hour and 5+/- minutes from Tulsa, and a little over 3 hours from Dallas. 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 .

When purchasing a property listed by Arrowhead Land Company, LLC, a Buyer's Broker, if applicable, must be identified on first contact and must be present at the initial showing of the property in order to participate in a real estate commission. If these conditions are not met, compensation, if any, will be at the sole discretion of Arrowhead Land Company, LLC.

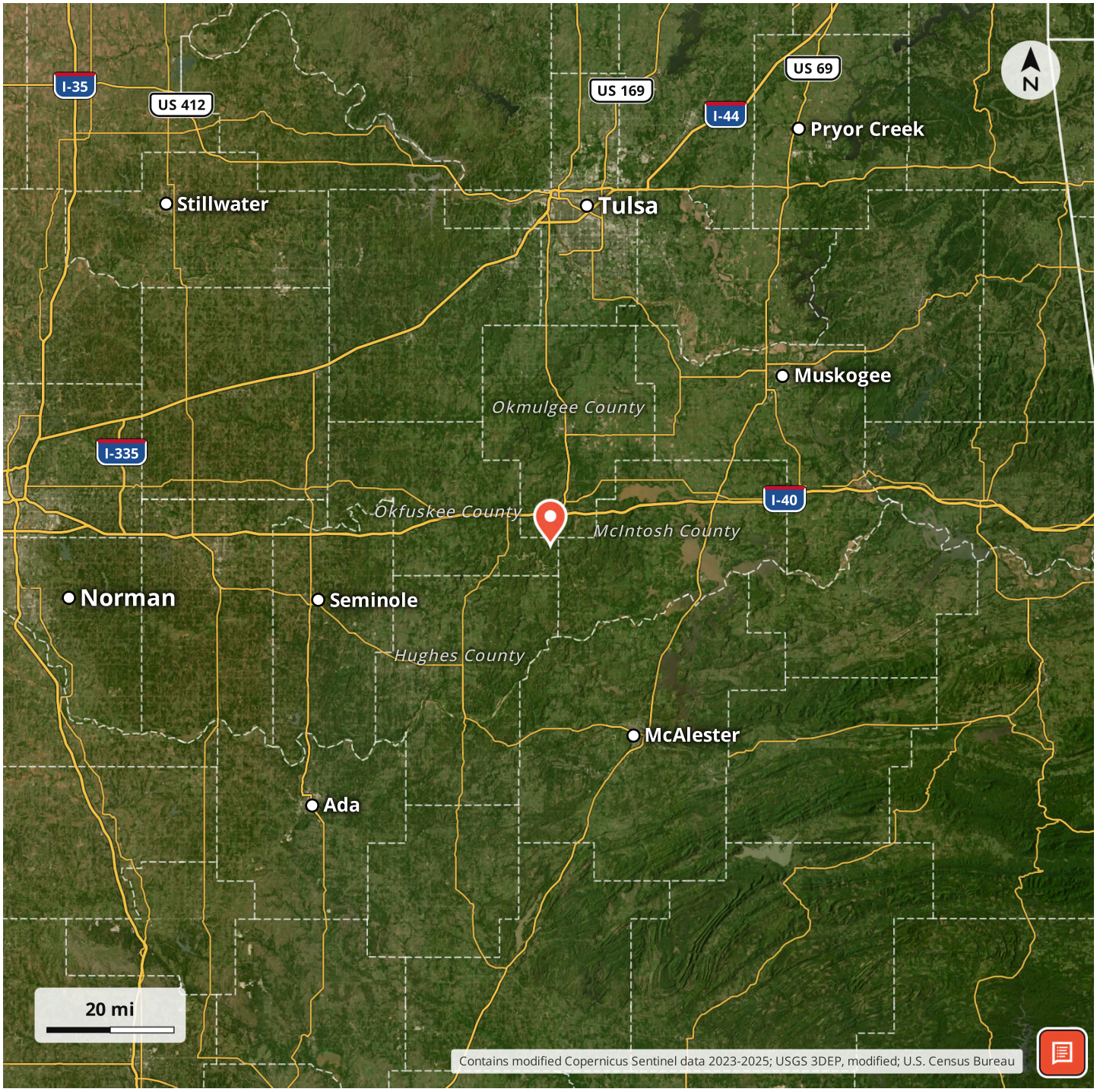
Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.

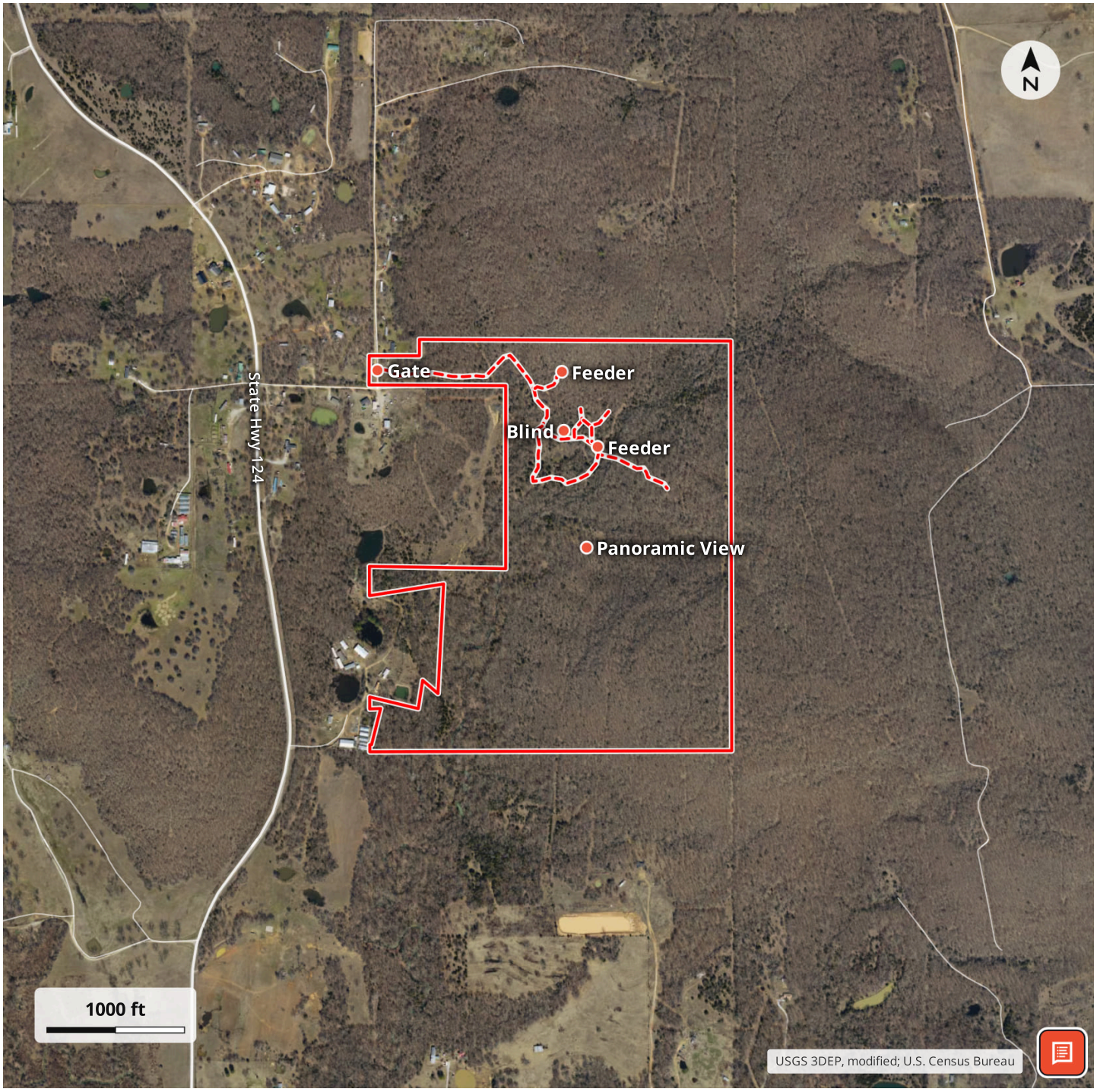




Regional Map



Locator Map


N
Gate
Feeder
Blind
Feeder
Panoramic View
State Hwy 124
1000 ft
USGS 3DEP, modified; U.S. Census Bureau

Aerial Map


N
Gate
Feeder
Blind
Feeder
Panoramic View
500 ft
USGS 3DEP, modified

LISTING REPRESENTATIVE

For more information contact:



Representative
Owen Bellis

Mobile
(918) 367-7050

Email
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City / State / Zip
Kellyville, OK 74039

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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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