

Major County

Fairview, OK

300 acres



Cross Timbers Land

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Description-

This property is located West of Fairview, OK, on Hwy 60. There are 200 acres on the south side of the highway and 100 acres on the north. Both tracts are fenced and cross-fenced and each has a windmill and set of corrals. The property on the south side of the road has county road frontage on the east and west. The property is flat to gently rolling and came out of CRP in 2006.

Location:

- 15 miles to Fairview, OK
- 100 miles to OKC, OK
- 150 miles to Tulsa, OK
- 165 miles to Wichita, KS





The 200 acres on the north side of the road has a small grove of trees that provides cover for livestock and wildlife. There is a home and four acres cut out of the north property and two homes on the south. One home has five acres and is accessed via lease road and the second is a home on one acre. The barns and outbuilding with the second home are part of the deeded land offered for sale. The seller has the option to purchase the home and one acre.





Additional Acreage— An additional 160 acres can be purchased 1.5 miles south of this property which includes excellent hunting, good water, county road frontage and 75 acres of wheat. Please contact the office for maps and additional information.



Taxes: Approximately \$450 per annum

Price: \$330,000 \$1100/acre

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