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## World Class Ranches Team Brokered by EXP Realty

320 E. Carl Albert Parkway, B1 | McAlester, OK 74501

**Jefferson Co. 540 -rb**

**\$1,250,000.00**



Excellent South West Oklahoma Cattle Ranch with hardy all season grasses and clover. This property is fenced and cross fenced, live creek, corrals and Hwy frontage. This ranch also features a 3 bedroom ranch style house.

### Property Highlights

**Acreage:** 540 Acres m/l

**Closest Town:** Waurika

**Access:** Paved State Hwy

**Taxes:** \$2,500

**Topography:** Level to rolling

**Improvements:** Fenced and Crossfenced

**Bedrooms:** 3

**Baths:** 2

**Forage:** Hardy Native Grasses, Bermuda, Rye

**Water:** Rural

**Wildlife:** Deer

**Utilities:** Electricity

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