20 Acres Near Lake Eufaula | Hunting, Homesite & Utilities | Additional Acreage Available
N 4610 Road
Porum, OK 74455

$140,000
20± Acres
Muskogee County







MORE INFO ONLINE:

https://1776-landcompany.com/

SUMMARY

Address
N 4610 Road

City, State Zip
Porum, OK 74455

County
Muskogee County

Type
Farms, Hunting Land, Ranches, Recreational Land, Undeveloped Land, Lot

Latitude / Longitude
35.316443 / -95.257440

Acreage
20

Price
$140,000

Property Website
1776-landcompany.com







PROPERTY DESCRIPTION

20± Acres | Porum, Oklahoma | Muskogee County

Discover 20± acres of beautiful Oklahoma countryside offering the perfect combination of recreational opportunities, privacy, and outstanding homesite potential. Located just 2.5 miles from Porum and 1.5 miles from Interstate 40, this versatile property provides convenient access to town and Lake Eufaula while offering the peaceful, secluded setting that makes rural Oklahoma so desirable.

Featuring a diverse landscape of approximately 90% mature hardwood timber and 10% open pasture, the property is covered with towering oaks and hickories, creating excellent wildlife habitat and a beautiful natural setting. The mixture of wooded terrain, open areas, and established trails makes this tract particularly attractive for hunting, recreation, and country living.

For hunters and outdoor enthusiasts, this property is ready to enjoy. The wooded acreage provides excellent cover and habitat for whitetail deer, including trophy-class bucks. An established network of roads and trails winds throughout the property, allowing easy access to hunting locations, stand sites, and recreational areas. Whether you're looking for a private hunting retreat, a place to ride ATVs, or simply somewhere to escape the city, this property offers plenty of room to explore.

For those looking to build, a newly installed entrance gate, gravel driveway, and cleared, level building pad provide an excellent starting point for a custom home, barndominium, cabin, or weekend getaway. Road frontage on two sides, including direct Highway 2 access at the northeast corner, provides convenient accessibility. Electric service is already on-site, rural water is available along both roads, and fiber-optic high-speed internet is available in the area, making this property equally appealing for a full-time residence or recreational retreat.

Located near Lake Eufaula, Oklahoma's largest lake, you'll have easy access to approximately 102,000 acres of water and 800 miles of shoreline. Enjoy world-class fishing, boating, swimming, kayaking, and numerous other outdoor activities. Porum Landing is approximately 15 minutes away, making it easy to spend the day on the water before returning to your private acreage.

Need more land? An adjoining 9.58± acre tract is also available for purchase! Buyers have the opportunity to purchase this 20± acre property individually, acquire the neighboring 9.58± acres separately, or combine both tracts for approximately 29.58 acres. This flexibility makes the property especially appealing for those seeking additional privacy, expanded hunting opportunities, a larger homestead, or room for family members to build nearby.

Whether you envision a secluded hunting property, a custom country home, a recreational getaway, or a combination of all three, this property offers the location, improvements, and versatility to bring your plans to life.

Property Features

Land & Improvements

- 20± acres in Muskogee County, Oklahoma
- Approximately 90% mature hardwood timber
- Approximately 10% open pasture
- Beautiful stands of mature oak and hickory trees
- Established internal roads and trails throughout the property
- Newly installed entrance gate
- Gravel driveway
- Cleared, level building pad
- Road frontage on two sides
- Direct Highway 2 access at the northeast corner
- Partial fencing
- No HOA
- Excellent combination of privacy, accessibility, and usable land

Hunting & Recreation

- Excellent whitetail deer habitat
- Trophy-class buck potential
- Mature hardwoods offering natural cover and food sources
- Established trails for accessing hunting locations
- Opportunities for deer hunting and wildlife observation
- Plenty of room for ATV riding and exploring
- Ideal for a private hunting camp or weekend retreat
- Minutes from Lake Eufaula's fishing and boating opportunities

Utilities & Build Potential

- Electric service on-site
- Rural water available along both roads
- Fiber-optic high-speed internet available in the area
- Cleared and level building location
- Potential for a custom home, barndominium, cabin, or recreational getaway
- Space for gardens, horses, or a small hobby farm

Location & Accessibility

- 2.5 miles from Porum, Oklahoma
- 1.5 miles from Interstate 40
- Approximately 15 minutes to Porum Landing on Lake Eufaula
- Approximately 30 minutes to Muskogee
- Approximately 1 hour to Fort Smith, Arkansas
- Approximately 70 miles from Tulsa International Airport
- Convenient access to Lake Eufaula and surrounding recreational destinations

Additional Acreage Available

One of the most attractive features of this property is the opportunity to expand your ownership.

- **Tract A:** 9.58± acres offered separately at $75,000
- **Tract B:** 20± acres offered separately at $140,000
- **Combined:** 29.58± contiguous acres with a combined asking price of $215,000

Purchase either tract individually or acquire both for nearly 30 acres of Oklahoma countryside. The combination offers additional space for hunting, recreation, livestock, multiple homesites, or simply enjoying the privacy of a larger property.

Your Oklahoma Hunting Retreat or Country Homesite Awaits

With established trails, mature hardwoods, excellent hunting opportunities, a prepared building site, and utilities available, this 20-acre property offers much more than undeveloped land. Add the convenience of nearby Lake Eufaula and the option to purchase additional acreage, and you have a versatile property with tremendous possibilities.

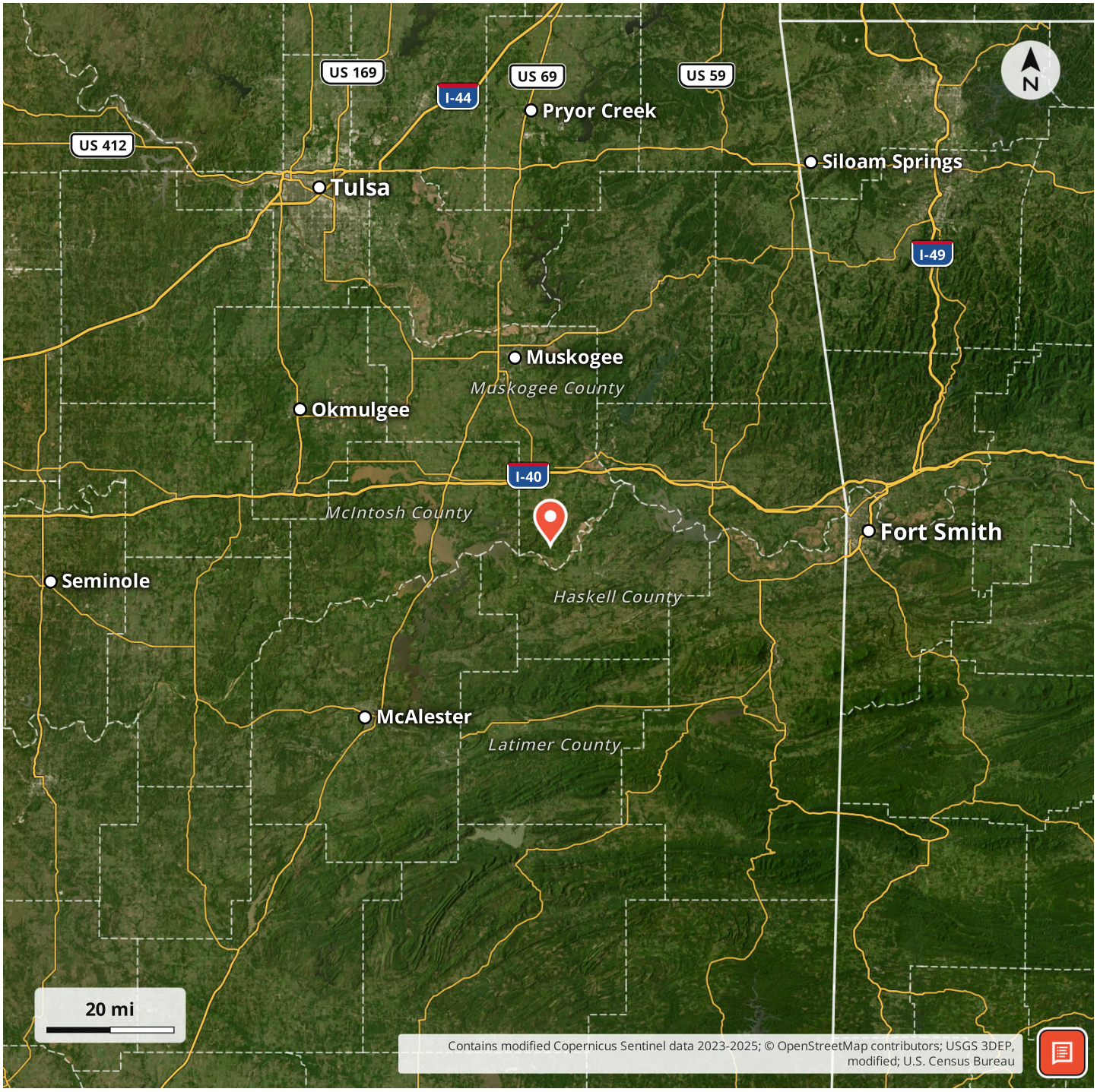
Contact us today to schedule a private showing or learn more about purchasing the adjoining acreage.



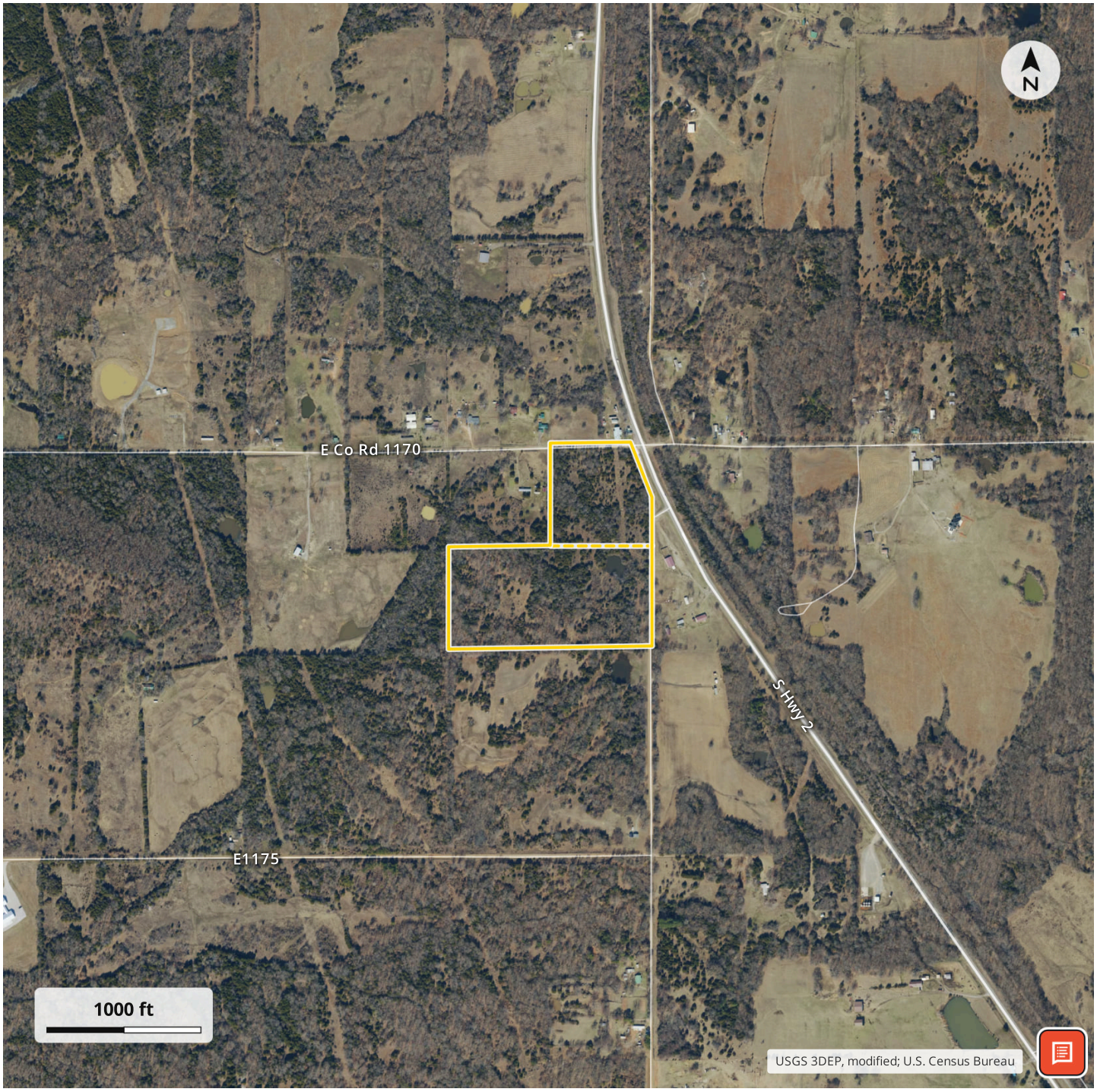





Regional Map



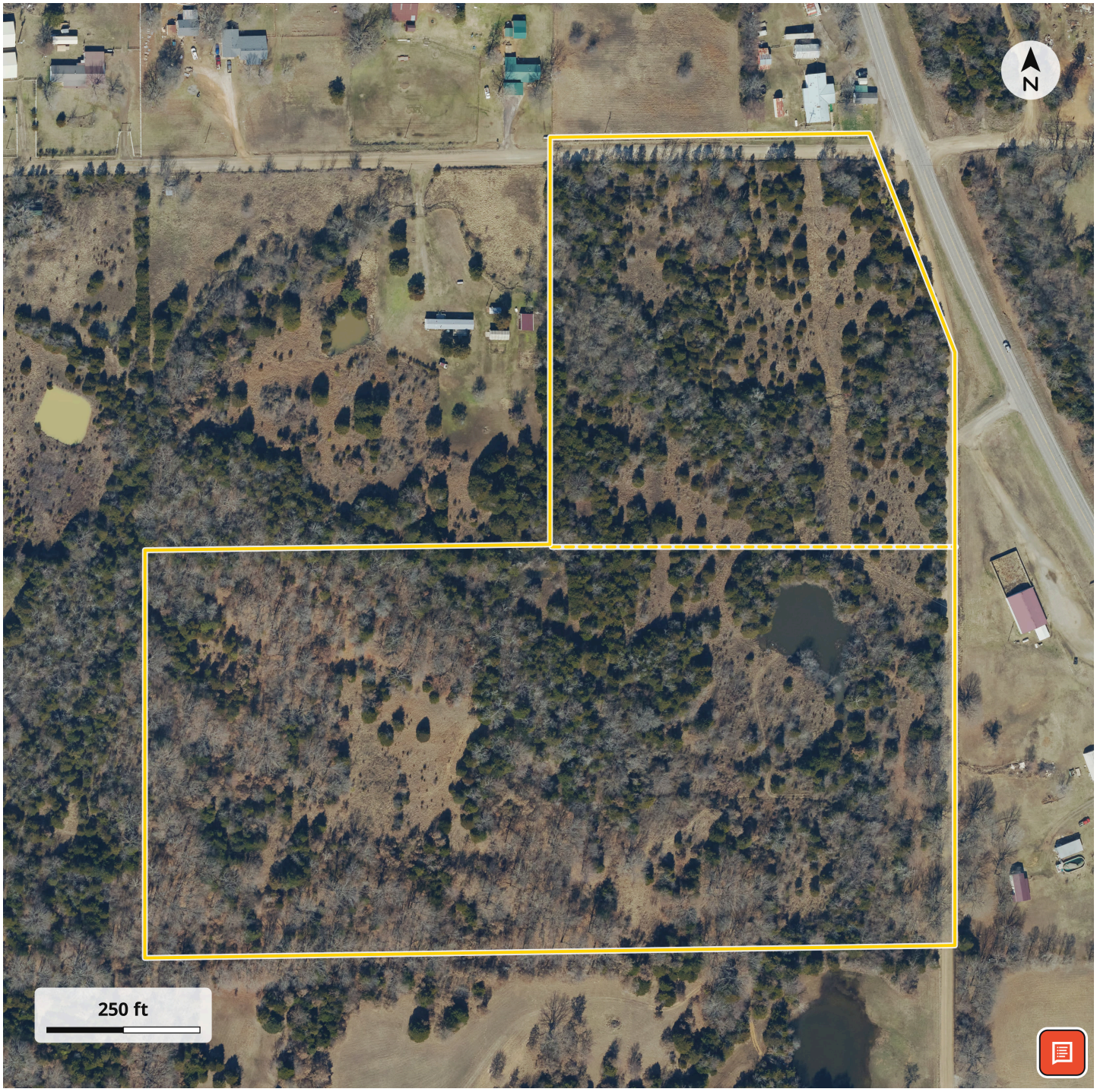
Locator Map



MORE INFO ONLINE:

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Aerial Map



LISTING REPRESENTATIVE

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