

Turkey Creek Ranch
N Euchee RD
Cushing, OK 74023

\$2,160,000
480± Acres
Payne County



Turkey Creek Ranch
Cushing, OK / Payne County

SUMMARY

Address

N Euchee RD

City, State Zip

Cushing, OK 74023

County

Payne County

Type

Farms, Hunting Land, Ranches, Recreational Land, Undeveloped Land

Latitude / Longitude

36.017081 / -96.695212

Taxes (Annually)

\$550

Acreage

480

Price

\$2,160,000

Property Website

<https://greatplainslandcompany.com/detail/turkey-creek-ranch-payne-oklahoma/118099/>



PROPERTY DESCRIPTION

480± Acres | Cimarron River Views | Payne County, Oklahoma
Kale Crocker | Great Plains Land Company
[405-204-0095](tel:405-204-0095) | kale@greatplains.land

Property Highlights

- **480± acre ranch in Payne County, Oklahoma** near Cushing
- **Beautiful views overlooking the Cimarron River**
- Area known for producing **big Oklahoma whitetail deer** with excellent hunting potential
- Approximately **40 acres of wheat pasture** for grazing and wildlife attraction
- Approximately **100 acres of cleared grazing pasture**
- Diverse mix of rolling terrain, pasture, and recreational ground
- Excellent setup for **cattle, recreation, hunting, or a future homesite**
- Multiple elevated build locations with stunning views of the surrounding landscape and river valley
- Strong potential for a hunting retreat, weekend getaway, ranch operation, or forever home

Property Overview

Located just north of Highway 33 near Cushing, Oklahoma, this **480± acre ranch in Payne County** offers a rare combination of scenic beauty, productive land, hunting opportunities, and ranching potential. Featuring **beautiful views overlooking the Cimarron River**, diverse terrain, and a strong wildlife history, this property is an exceptional opportunity for ranchers, outdoorsmen, investors, or anyone looking to build a private retreat in a highly desirable area.

This region of Payne County has developed a reputation for producing **quality whitetail deer**, with surrounding properties being carefully managed for wildlife habitat and hunting success. The combination of native cover, terrain changes, pasture, food sources, and nearby river influence creates ideal habitat for mature deer, turkey, and other wildlife. Whether you are an avid hunter or simply enjoy watching wildlife roam the property, this ranch provides an outstanding recreational experience.

The land itself offers an attractive and highly usable mix of terrain. Approximately **40 acres are currently in wheat pasture**, providing grazing opportunities while also serving as a valuable food source to attract and hold wildlife from surrounding areas. An additional **100± acres of cleared grazing pasture** gives ranchers room to run livestock while still maintaining the recreational appeal of the property. The balance of the ranch consists of rolling terrain, native pasture, elevation changes, and natural cover that create both privacy and character rarely found on a tract of this size.

The elevation throughout the ranch offers numerous scenic build locations for a hunting lodge, weekend cabin, or forever home. Imagine sitting on a porch overlooking rolling Oklahoma countryside with panoramic views toward the Cimarron River while still being within convenient driving distance to town and city amenities. Whether your vision includes a working cattle ranch, premier hunting property, family retreat, or long-term investment, this ranch provides the flexibility to make it happen.

The property also benefits from an excellent location with quick access to surrounding communities and recreation. Situated only **1.5 miles north of Highway 33**, the ranch offers convenient travel while maintaining privacy and seclusion.

Location Highlights

- **1.5 miles north of Highway 33**
- **4 miles to** Cushing
- **35 miles to** Stillwater
- **65 miles to** Edmond
- **48 miles to** Tulsa
- **2.5 miles to** Buffalo Rock Golf & Venue



Properties offering this combination of **productive pasture, recreational opportunity, Cimarron River views, hunting potential, and build-site appeal** are becoming increasingly difficult to find in central Oklahoma. Whether you are looking to expand your cattle operation, invest in a recreational ranch, or create a private family retreat, this Payne County ranch deserves a serious look.

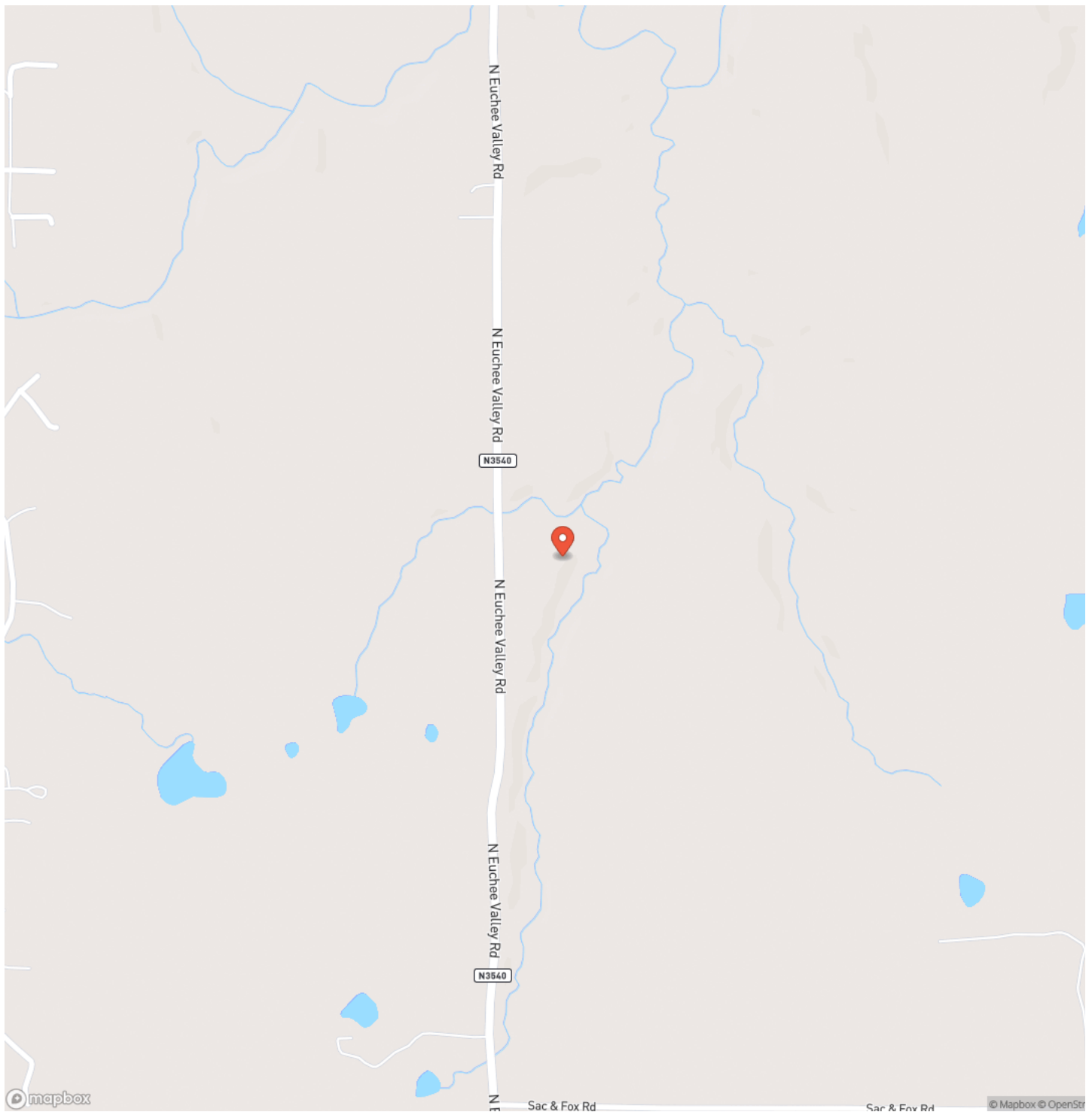
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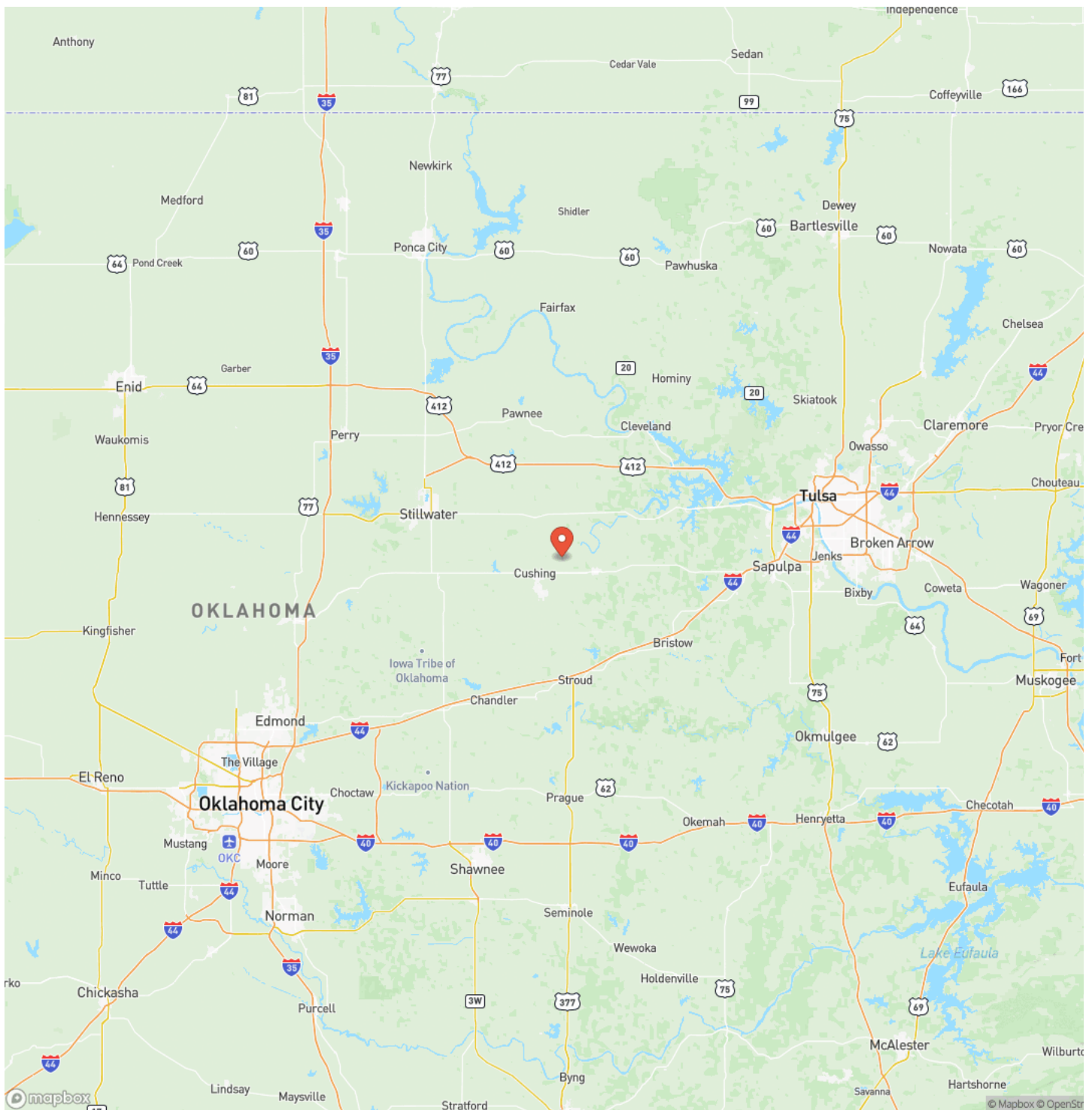
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Cushing, OK / Payne County



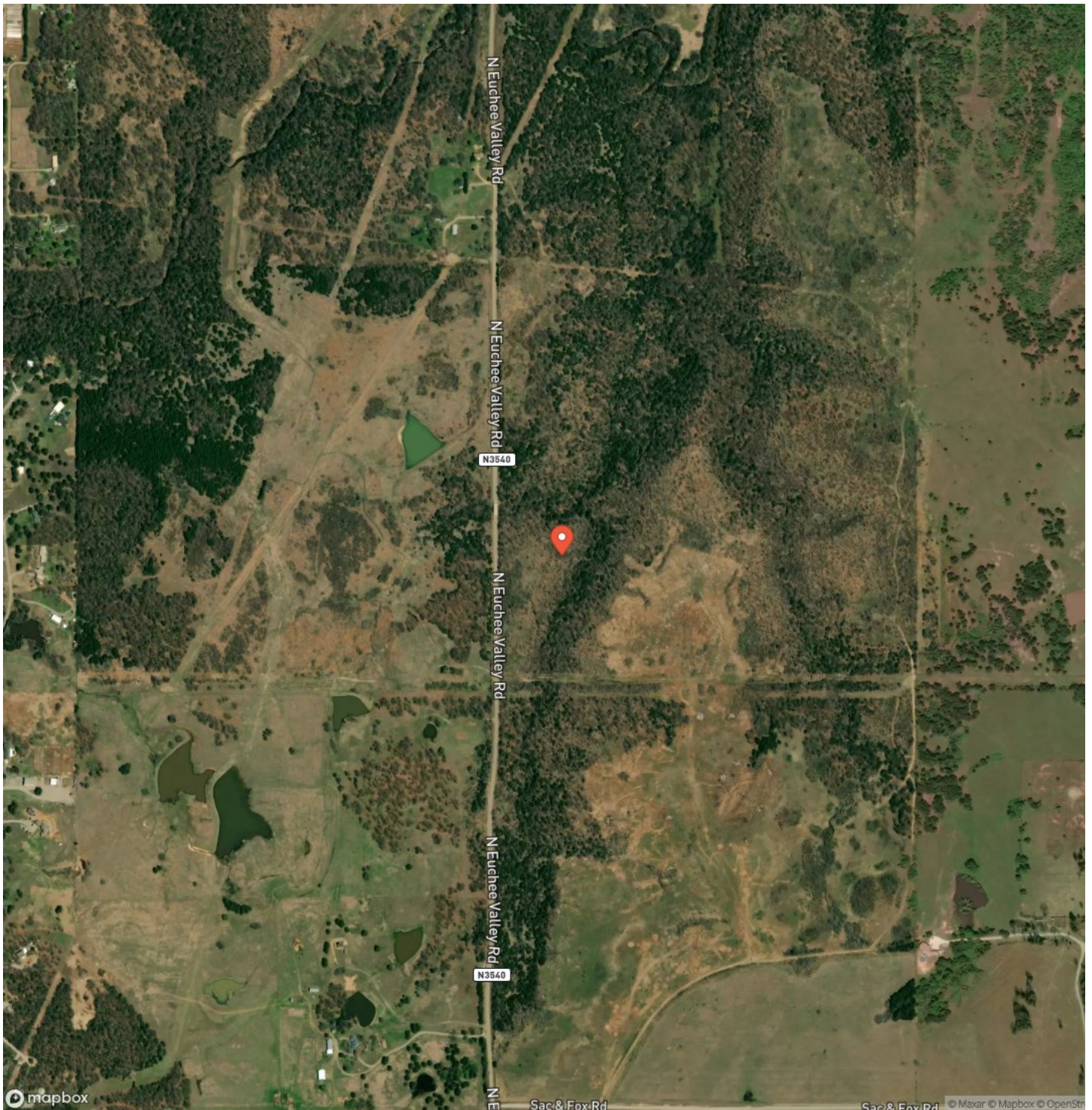
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Kale Crocker

Mobile

(580) 216-8160

Email

kale@greatplains.land

Address

City / State / Zip

Stillwater, OK 74074

NOTES

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This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



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.



Great Plains Land Company
501 N. Walker St.
Oklahoma City, OK 73102
(405) 255-0051
<https://greatplainslandcompany.com/>

