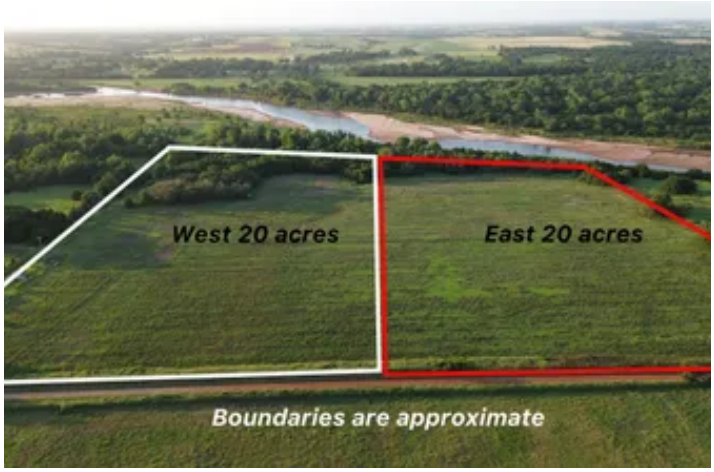
Camp Russell 40
TBD N Midwest Blvd
Guthrie, OK 73044

$400,000
40± Acres
Logan County



MORE INFO ONLINE:

https://greatplainslandcompany.com/

SUMMARY

Address
TBD N Midwest Blvd null

City, State Zip
Guthrie, OK 73044

County
Logan County

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

Latitude / Longitude
35.979273 / -97.387374

Acreage
40

Price
$400,000

Property Website
https://greatplainslandcompany.com/detail/camp-russell-40/logan/oklahoma/112570/

PROPERTY DESCRIPTION

Camp Russell 40± Acres | Logan County, Oklahoma

Tucked away just north of Guthrie, this secluded 40± acre property offers an outstanding combination of hunting, homesite potential, and productive agricultural ground. Located just off the Cimarron River, tucked away just north of Guthrie, this secluded 40± acre property offers an outstanding combination of hunting, homesite potential, and productive agricultural ground. Located just off the Cimarron River, this property was the historic site of Camp Russell, a logistical support base for troops patrolling the Unassigned Lands of central Oklahoma prior to the Land Run of 1889 (Oklahoma HIstorical Society: Camp Russell).

This area is well known for producing mature whitetails, and the natural terrain creates a true funnel that consistently moves deer through the property. A Redneck hunting blind is already in place, and the property has a proven history of successful trophy deer harvests, making it ready to enjoy from day one.

One of the unique features of this offering is the flexibility to purchase either **20± acres or the entire 40± acres**, giving buyers the opportunity to choose the size that best fits their needs. Whether you're looking for a weekend hunting retreat, a future homesite, or a small farm, this property offers plenty of possibilities.

Power is already available along the county road, and the property features county road frontage on the south side for convenient access. The Cimarron River borders the north, creating excellent wildlife habitat while adding to the property's scenic appeal. Approximately 10± acres along the northern portion lie within the floodplain, leaving ample room on the southern portion for a home, shop, barn, or other improvements.

Beyond its recreational appeal, the property also offers quality agricultural value. Much of the acreage consists of productive Class I and Class II soils, making it well suited for hay production, small grain crops, improved pasture, or grazing a small herd of cattle. Whether your goal is to establish a hobby farm, build a country home, or simply own a beautiful piece of Oklahoma land with exceptional hunting this property checks all the boxes.

Conveniently located approximately **10 minutes from Guthrie, 30 minutes from Edmond, 40 minutes from Stillwater, and 50 minutes from downtown Oklahoma City**, you'll enjoy the peace and privacy of the countryside without sacrificing easy access to town.

If you've been searching for a manageable-sized property that offers outstanding hunting, productive soils, build potential, and flexible purchase options, this Logan County tract deserves a look.

Property Features:

- 20± acre or 40± acre purchase options
- Excellent whitetail hunting with proven history of mature bucks
- Located just off the Cimarron River
- Natural deer travel funnel
- Redneck hunting blind included
- County road frontage on the south side
- Power available at the road
- Approximately 10± acres in the floodplain
- Plenty of buildable ground for a home or shop
- Productive Class I and Class II soils
- Great for farming, grazing cattle, or recreational use
- 10 minutes to Guthrie
- 30 minutes to Edmond
- 40 minutes to Stillwater
- 50 minutes to Oklahoma City

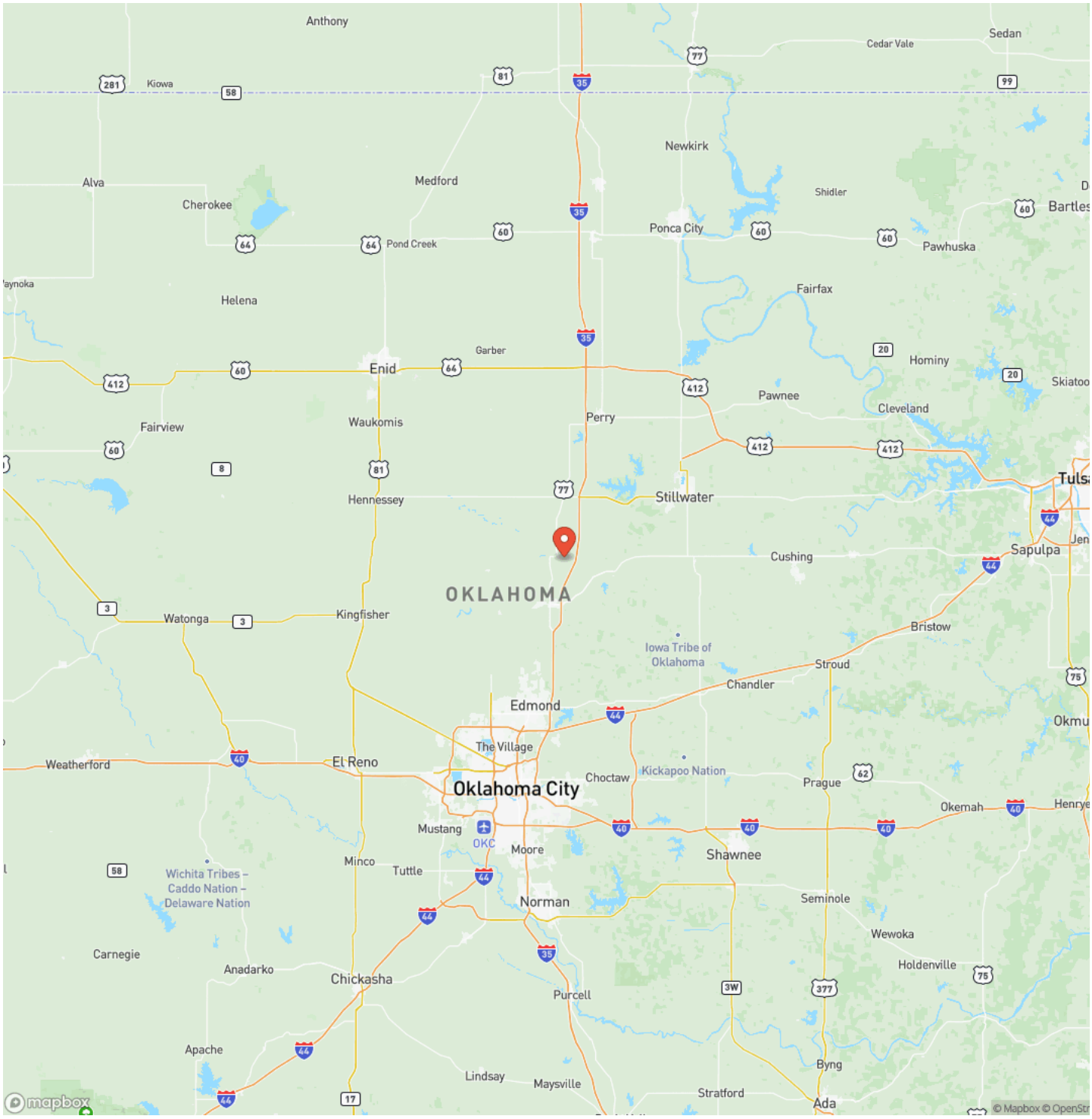
MORE INFO ONLINE:

https://greatplainslandcompany.com/

Locator Map

Cimarron River
Cimarron River
Cimarron River
N3150
County Rd 71
N Midwest Blvd
N Midwest Blvd
County Rd 72
County Rd 72
mapbox
© Mapbox © OpenStr

Locator Map


Anthony
Kiowa
Cedar Vale
Sedan
Newkirk
Alva
Medford
Cherokee
Shidler
Ponca City
Pond Creek
Pawhuska
Helena
Fairfax
Garber
Enid
Hominy
Pawnee
Cleveland
Fairview
Waukomis
Perry
Hennessey
Stillwater
Cushing
Sapulpa
OKLAHOMA
Watonga
Kingfisher
Bristow
Iowa Tribe of Oklahoma
Stroud
Chandler
Edmond
The Village
Weatherford
El Reno
Oklahoma City
Choctaw
Kickapoo Nation
Prague
Okemah
Mustang
OKC
Moore
Shawnee
Minco
Tuttle
Wichita Tribes – Caddo Nation – Delaware Nation
Norman
Seminole
Wewoka
Carnegie
Anadarko
Chickasha
Holdenville
Purcell
Apache
Lindsay
Maysville
Stratford
Byng
Ada
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Satellite Map

LISTING REPRESENTATIVE

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NOTES

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