

MIDWEST LAND GROUP PRESENTS

168 ACRES IN

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# JEFFERSON COUNTY OKLAHOMA



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MIDWEST LAND GROUP IS HONORED TO PRESENT

# RECREATIONAL RETREAT ON THE RED RIVER

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Located just minutes southwest of Waurika, Oklahoma is an outdoorsman's paradise that offers ample hunting and recreational opportunities for the entire family to enjoy. This property features just over one mile of river frontage in an area that's well known for trophy whitetail. Mature hardwoods line the majority of the riverbank and the various elevation changes provide exceptional views of the Red River. The numerous meadows provide ideal locations for future food plots along with exceptional

build sites if a cabin or home is in your future. There are plenty of water resources on the property and with access to the Red River, this recreational retreat offers a plethora of opportunities including hunting, fishing, kayaking, canoeing, or relaxing and enjoying the outdoors. Contact Blake Bechtel at (580) 363-6870 to see this one-of-a-kind offering that's an easy drive from the Dallas and Oklahoma City metros.





# PROPERTY FEATURES

PRICE: **\$546,000** | COUNTY: **JEFFERSON** | STATE: **OKLAHOMA** | ACRES: **168**

- 168 +/- acres
- 1+ miles of river frontage
- Mature hardwoods
- Trophy whitetail
- Turkey hunting
- Privacy
- Beautiful topography
- Electric on site
- 1 pond
- Wet weather creek





# 168 +/- ACRES

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# BEAUTIFUL TOPOGRAPHY

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# MATURE HARDWOODS

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# 1+ MILE OF RIVER FRONTAGE

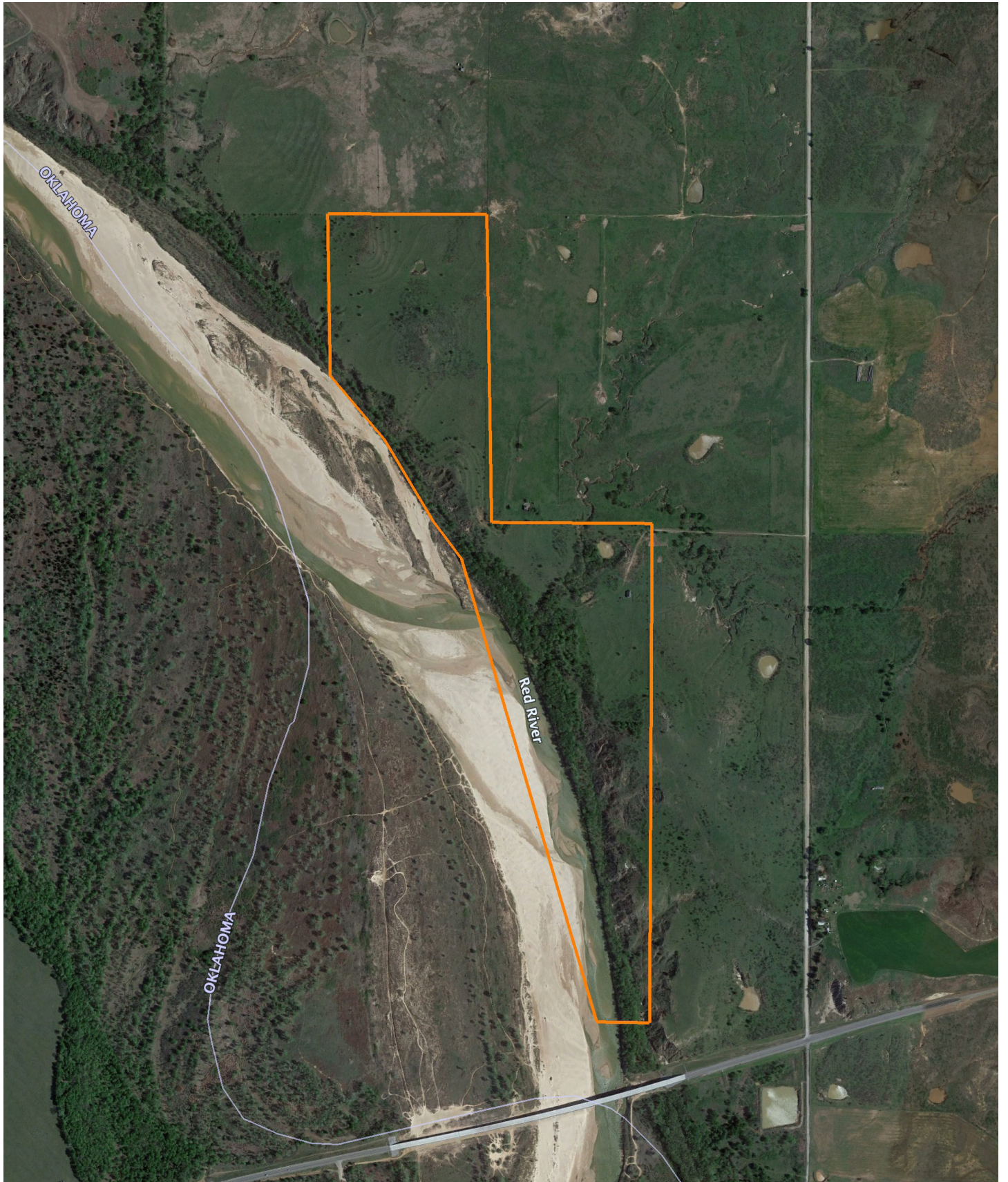
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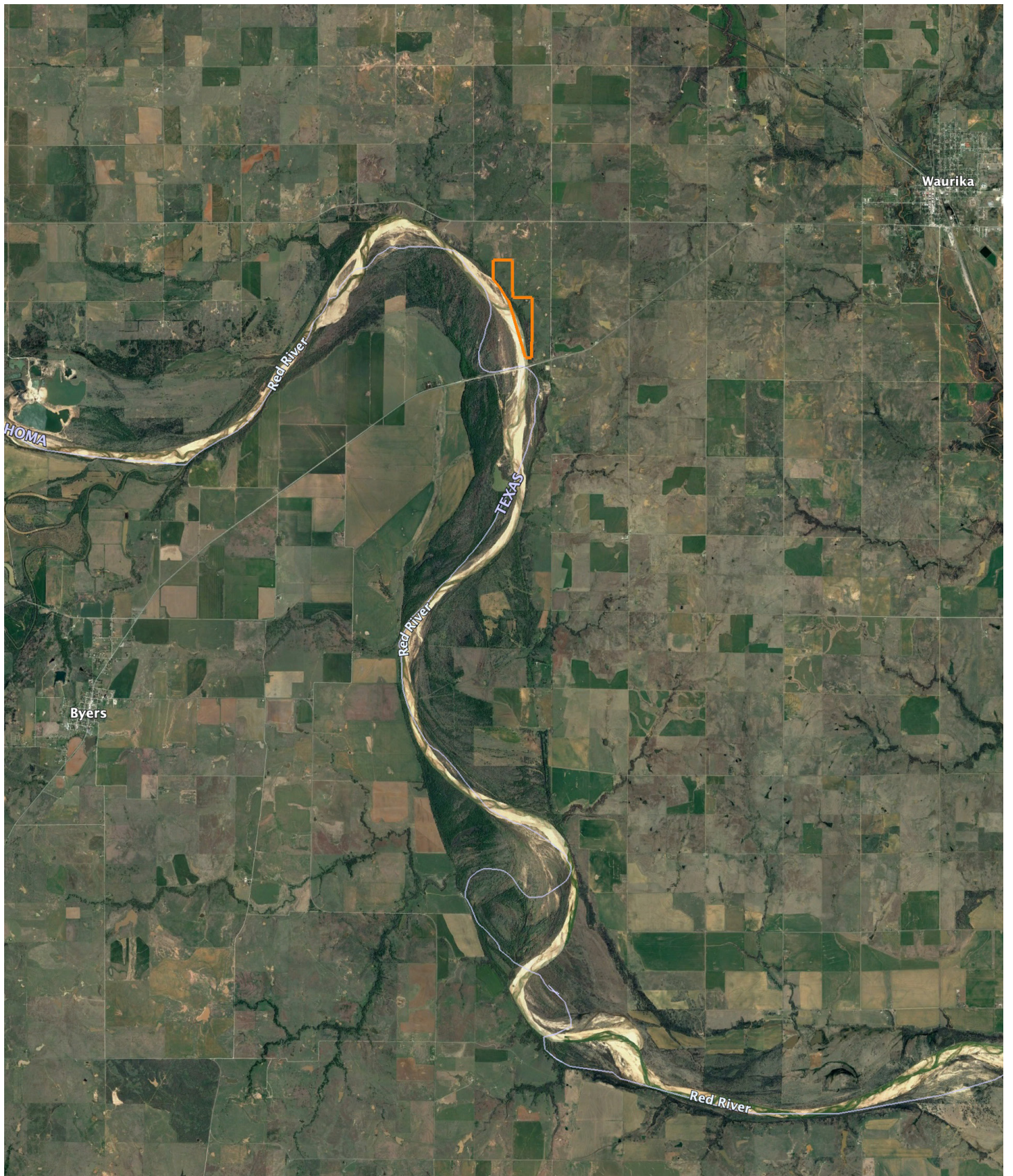


# AERIAL MAP





# OVERVIEW MAP





## AGENT CONTACT

Born and raised in north central Oklahoma, Blake Bechtel has always had a passion for agriculture and the outdoors. Growing up, Blake spent his summers working on a family friend's row crop farm and worked year-round tending to his own livestock projects through 4H and FFA. After graduating from Blackwell High School, Blake went on to study business administration at Oklahoma State University, where he was a member of the Alpha Gamma Rho fraternity. While in college, he not only met his wife, Natalie, he also met lifelong friends that ignited his passion for learning and understanding the art of hunting trophy whitetails.

After college, Blake moved to Edmond, Oklahoma, where he began his career in the oil and gas industry. Having spent the majority of his career providing services to oil and gas producers, he understands the importance of client relationships and is focused on always doing what's best for his customer. Today, Blake still resides in Edmond with his wife and four daughters Kyler, Tegan, Ainsley and Berkley. He serves as an ambassador for the Folds of Honor Oklahoma City Chapter, coaches little league soccer, and enjoys hunting and playing golf. Having a well-rounded background in agriculture and hunting properties, coupled with his experiences in the oil and gas industry, Blake understands the importance and value of land transactions and is committed to serving his clients with the utmost care and commitment.



**BLAKE BECHTEL,**  
LAND AGENT

**580.363.6870**

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