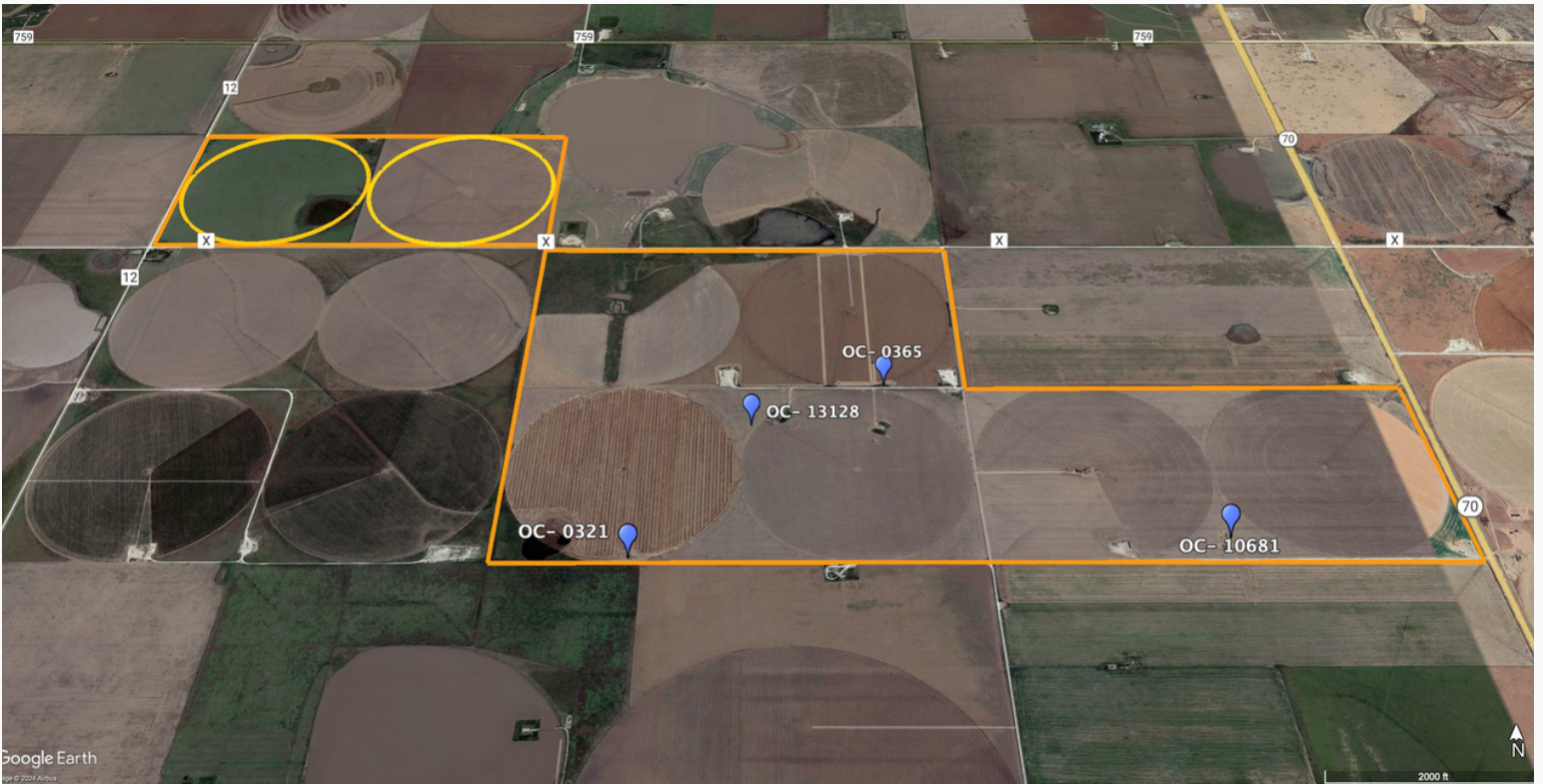


**FOR SALE**

**OCHILTREE CO. IRRIGATED FARM 1,278**

**\$10,863,000**  
**OR \$8,500/ACRE**



**OCHILTREE CO. IRRIGATED FARM 1,278**



## OCHILTREE CO. IRRIGATED FARM 1,278

### PROPERTY OVERVIEW

## Ochiltree Co. Irrigated Farm 1,278 Acres

AREA: South of Perryton, TX in Ochiltree County, TX

LOCATION: From Perryton, TX drive south on HWY 83 for 5 miles to Highway 70, continue south on HWY 70 for 10 miles to the NE corner of the farm.

TOTAL ACRES: Approximately 1,278 Acres

TOTAL IRRIGATED ACRES: Approximately 880 Acres

% IRRIGATED TO TOTAL ACRES: 68.5%

TOTAL IRRIGATION WELLS: 4 Irrigation Wells

TOTAL GPM: Approximately 3,700 Total GPM

GPM/WET ACRE: 4 GPM/Wet Acre

AVERAGE GPM/WELL: 925 GPM/Well

PRICE: \$8,500/Acre or \$10,863,000

**OCHILTREE CO. IRRIGATED FARM 1,278****PROPERTY OVERVIEW****Ochiltree Co. Irrigated Farm 1,278 Acres****FARM IMPROVEMENTS:****4- Irrigation Wells****7- Valley 1/4 Mile Sprinklers**

Year Models (Valley 1/4 Mile Sprinklers)

**2-2023 Models****1-2019 Model****1-2016 Model****1-2013 Model****1-2009 Model****1-2007 Model****1- T&L 1/4 Mile Sprinkler 1995 Model****2- Electric Motors with Hollowshaft Turbine Pumps****1- CAT Irrigation Engine (A 2nd CAT engine is owned by tenant.)****2- Turbine Pumps with Gearheads****1- Stock Well with Electric Submersible Pump****IRRIGATION WELLS:**

<b><u>Well #</u></b>	<b><u>Year Drilled</u></b>	<b><u>Depth</u></b>
OC- 1068	09/2018	706'
OC- 13128	04/2023	729'
OC- 0365	06/2024	619'
OC- 0321	01/1963	634'