

Small Hunting Tract With Cabin
N 3980 Rd
Hanna, OK 74845

\$89,500
10.910± Acres
McIntosh County



Small Hunting Tract With Cabin Hanna, OK / McIntosh County

SUMMARY

Address

N 3980 Rd

City, State Zip

Hanna, OK 74845

County

McIntosh County

Type

Undeveloped Land, Hunting Land, Recreational Land, Timberland

Latitude / Longitude

35.238697 / -95.925848

Acreage

10.910

Price

\$89,500

Property Website

<https://arrowheadlandcompany.com/property/small-hunting-tract-with-cabin-mcintosh-oklahoma/79561/>



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Hanna, OK / McIntosh County

PROPERTY DESCRIPTION

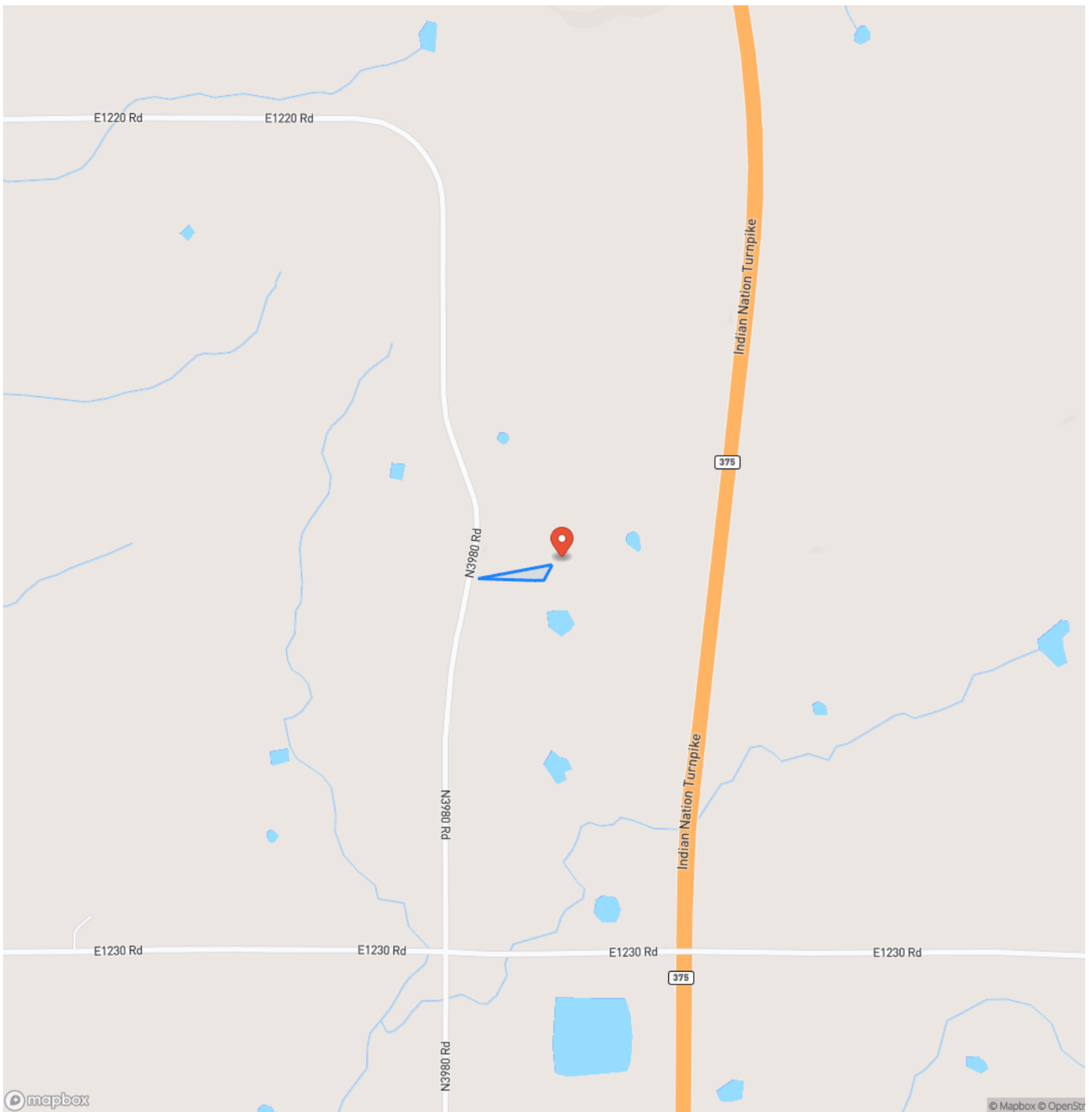
PRICE REDUCED!!! This 10.91 +/- acre hunting property in McIntosh County, Oklahoma is the perfect setup for any outdoorsman looking for a private getaway or hunting retreat. Covered in dense timber with a few open areas, the land provides excellent cover and habitat for whitetail deer and small game. A change in elevation across the property enhances its hunting potential, while a good-sized pond helps keep wildlife nearby year-round to utilize as a water source. The property includes a 12x24 hunting cabin and an equipment shed, offering a comfortable base camp and storage for gear. A gated entrance off the road leads to an established trail that takes you straight to the cabin. There's also barbed wire fencing in place, and electricity is available at N3980 Road. With road frontage and convenient access to both Highway 9 and the Indian Nations Turnpike, this location is easily reachable. This property is just 23 +/- minutes from Henryetta, 1 hour and 3 +/- minutes from Tulsa, and 1 hour and 23 +/- minutes from Oklahoma City. If you're looking for a secluded spot with great hunting, natural beauty, and convenient access, this one checks all the boxes! All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Zac Williams at (918)261-6094.

Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.

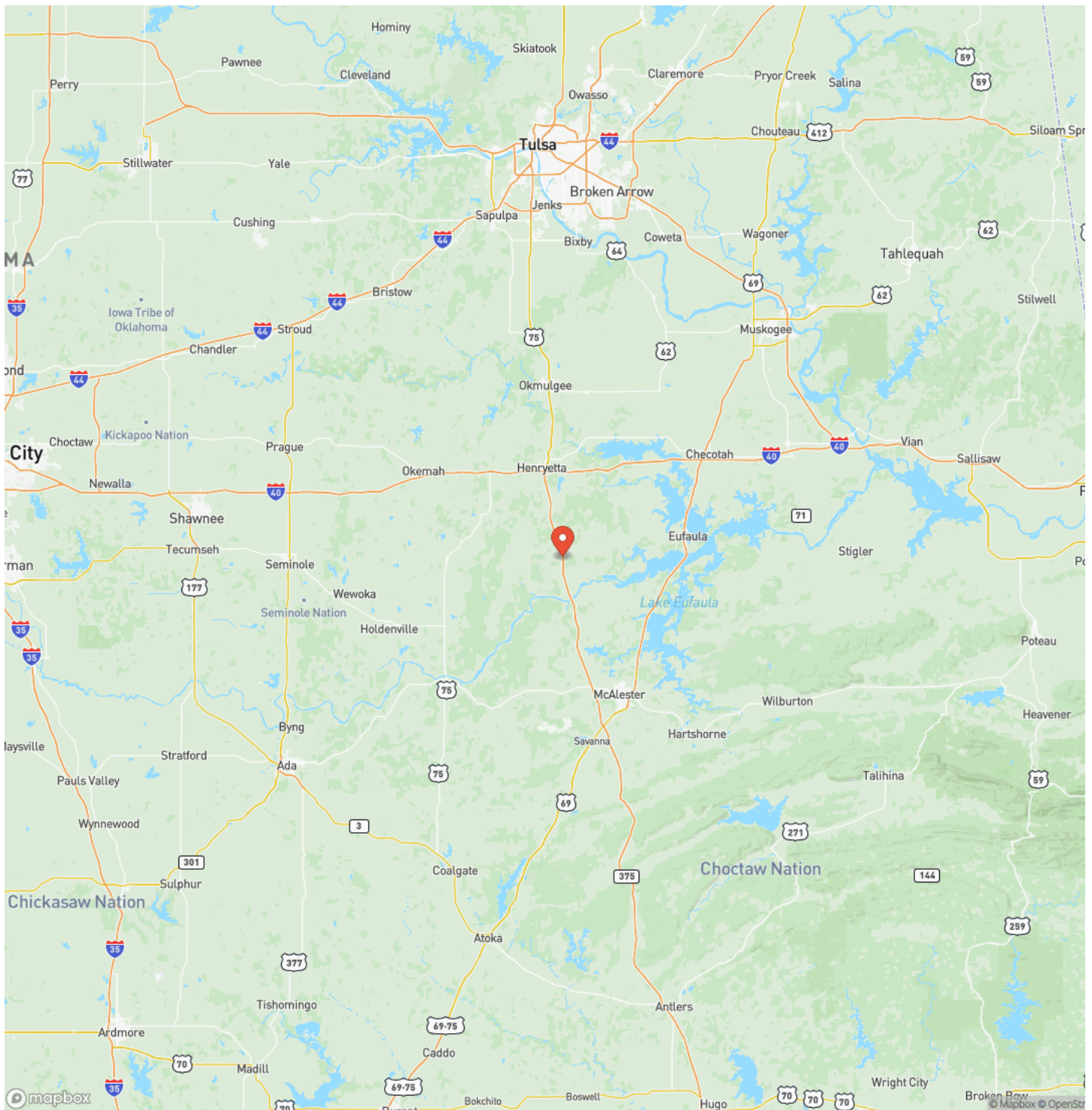
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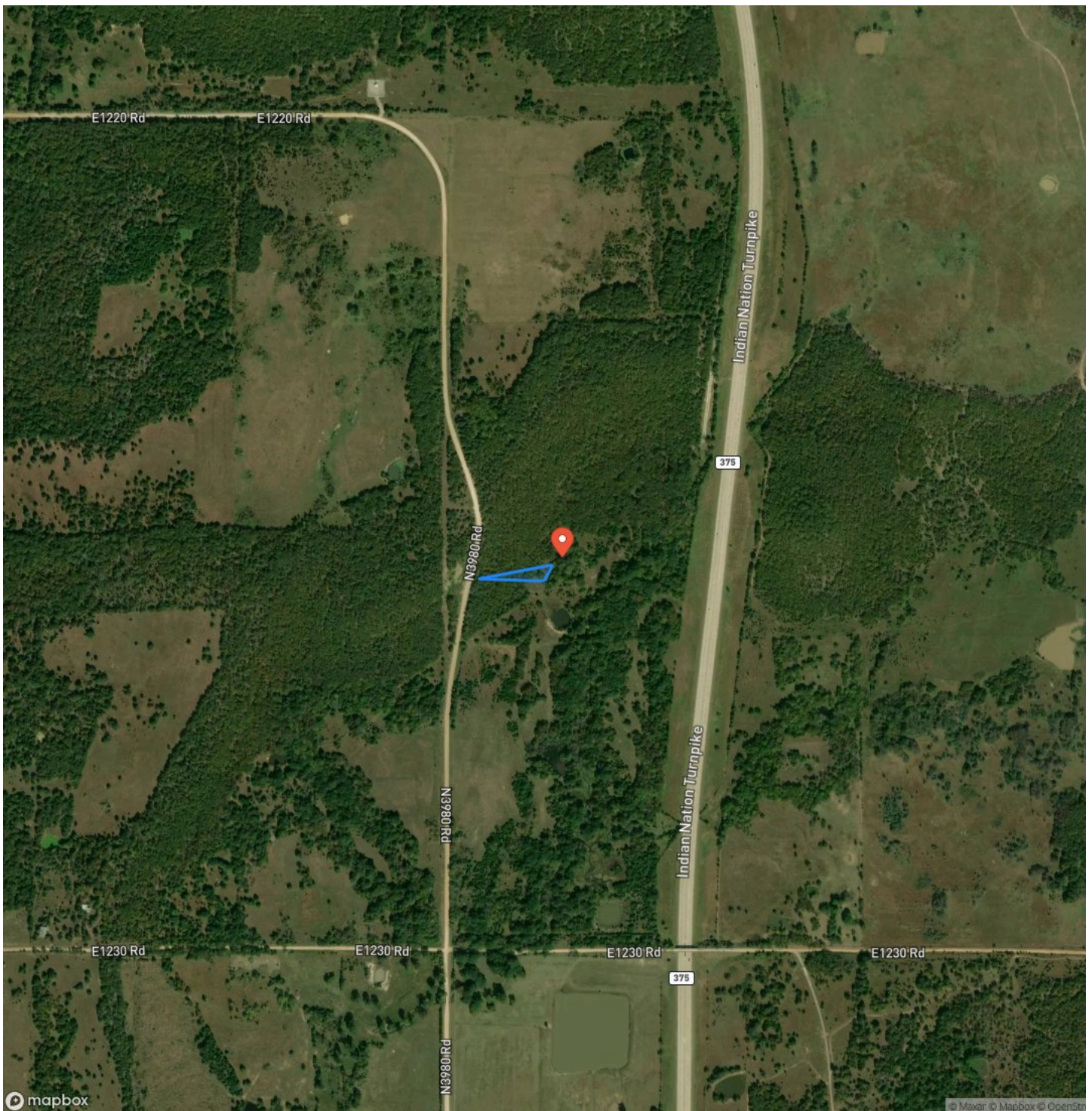
Locator Map



Locator Map



Satellite Map



Small Hunting Tract With Cabin Hanna, OK / McIntosh County

LISTING REPRESENTATIVE

For more information contact:



Representative

Zac Williams

Mobile

(918) 261-6094

Email

zac.williams@arrowheadlandcompany.com

Address

City / State / Zip

NOTES

[illegible]

This image shows a full page of blank, lined paper. It features approximately 20 horizontal blue or grey lines spaced evenly apart, typical of notebook paper. The lines extend across the entire width of the page, leaving small margins at the top and bottom. There are no vertical lines, text, or other markings on the page.



www.arrowheadlandcompany.com

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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.

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