

Secluded Living and Acreage
36335 E 121ST RD
Wewoka, OK 74884

\$250,000
55± Acres
Seminole County



Secluded Living and Acreage
Wewoka, OK / Seminole County

SUMMARY

Address

36335 E 121ST RD

City, State Zip

Wewoka, OK 74884

County

Seminole County

Type

Farms, Hunting Land, Recreational Land, Residential Property,
Timberland, Single Family

Latitude / Longitude

35.0913 / -96.5401

Dwelling Square Feet

1200

Bedrooms / Bathrooms

3 / 2

Acreage

55

Price

\$250,000

Property Website

<https://arrowheadlandcompany.com/property/secluded-living-and-acreage-seminole-oklahoma/33524/>



PROPERTY DESCRIPTION

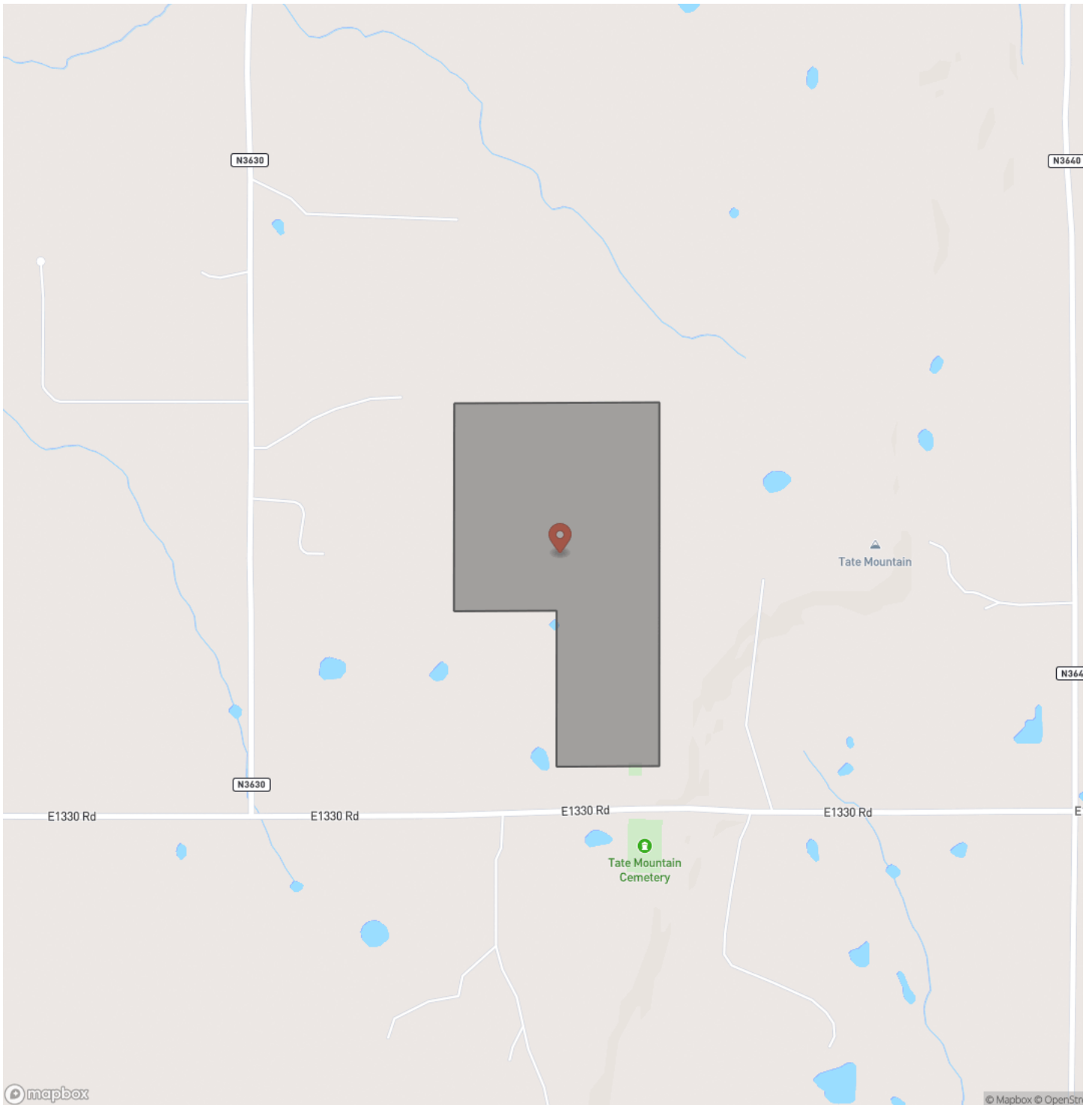
If you are in the market for a home on acreage, this property provides you with just that and more! Down a long secluded gravel driveway, there is a nice 3 bedroom/ 2bathroom home. From the road, you would not be able to see the house. Out the backdoor of the house, you are presented with a large open grass field. From here, you can enjoy some coffee as the sun rises right outside your door! In addition to the house, this property offers plenty of thick timber for the wildlife. There are patches of small timber scattered throughout the open fields that offer small bedding areas for the deer. While touring the property, there was a group of deer that ran through the timber and across the open field. From the home, there is a trail that takes you around and through the block of timber. Having this trail system, it makes it much easier to navigate throughout the property. In the northeast corner of the property, there is a small clearing that could be a great spot to place a feeder. Having a feeder here will give the deer and wildlife short travel for food. The large fields could be left to grow for cover or they have the potential to be made into large food plots. There are plenty of large trees on the property that can be used for treestands as well. On the south half of the property, there is a small pond that can be used as a water source. There are an enormous amount of tracks surrounding and leading towards the pond. It is safe to say that almost all wildlife use this as one of their main water sources. There is a small shed near the house that could be used as storage for tools, personal items, etc. The property is located just over 10 minutes from Wewoka. This offers you quick access for any amenities you may need. It is 1.5+/- hours from both Tulsa and Oklahoma City. Having the two major cities in such close reach allows you to go spend a day or even a couple days visiting the city. This is a great opportunity to raise a family in a nice home all while being able to enjoy the great outdoors. If you are interested in a private showing or have any questions, please call Will Bellis at [\(918\) 978-9311](tel:9189789311).



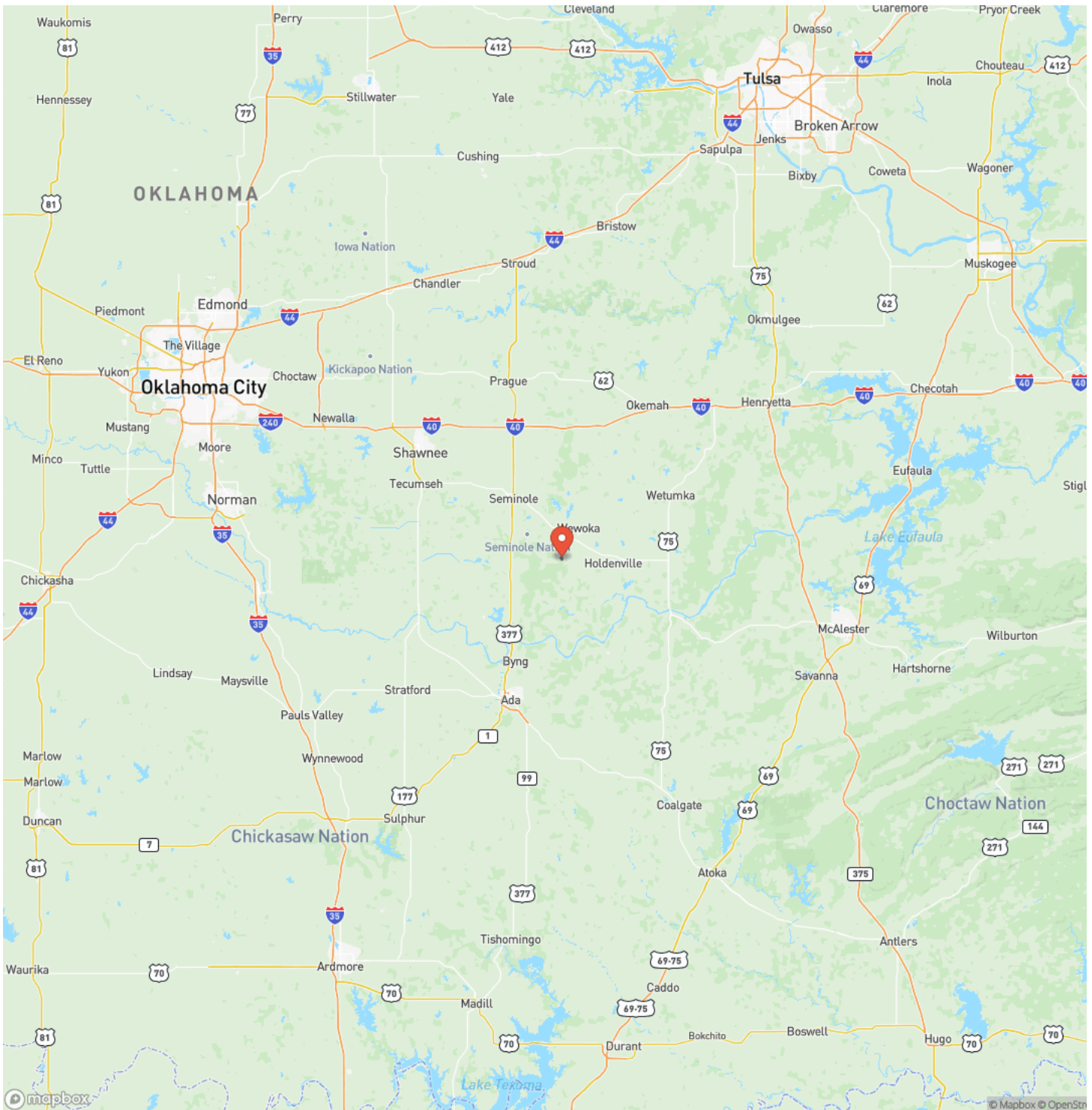
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Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Will Bellis

Mobile

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Office

(580) 319-2202

Email

will.bellis@arrowheadlandcompany.com

Address

City / State / Zip

Kellyville, OK 74039

NOTES



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

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 a 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 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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