

Coyote Trail Ranch Tract 4
3652 S 265TH AVE Tract 4
Sand Springs, OK 74063

\$168,000
14± Acres
Tulsa County



Coyote Trail Ranch Tract 4
Sand Springs, OK / Tulsa County

SUMMARY

Address

3652 S 265TH AVE Tract 4

City, State Zip

Sand Springs, OK 74063

County

Tulsa County

Type

Farms, Hunting Land, Recreational Land, Undeveloped Land, Lot

Latitude / Longitude

36.1116 / -96.2914

Acreage

14

Price

\$168,000

Property Website

<https://arrowheadlandcompany.com/property/coyote-trail-ranch-tract-4-tulsa-oklahoma/44777/>



Coyote Trail Ranch Tract 4

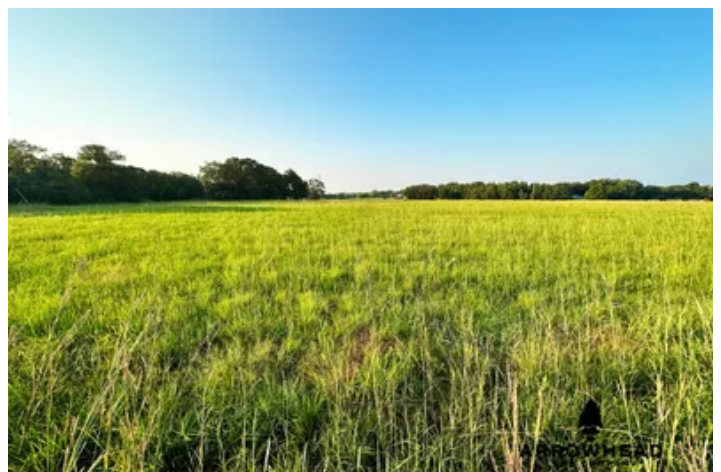
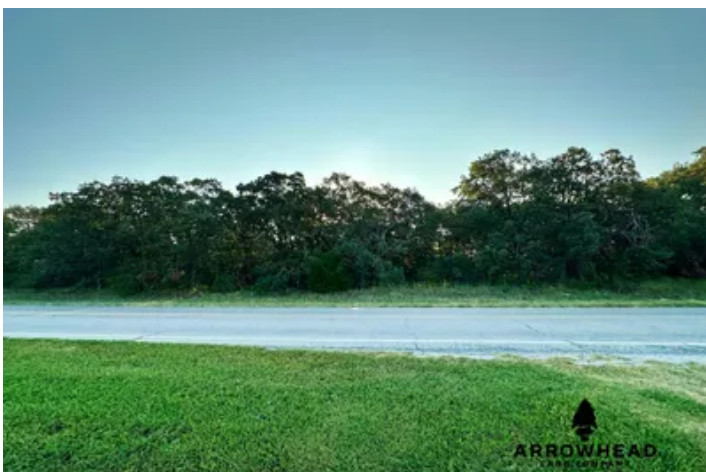
Sand Springs, OK / Tulsa County

PROPERTY DESCRIPTION

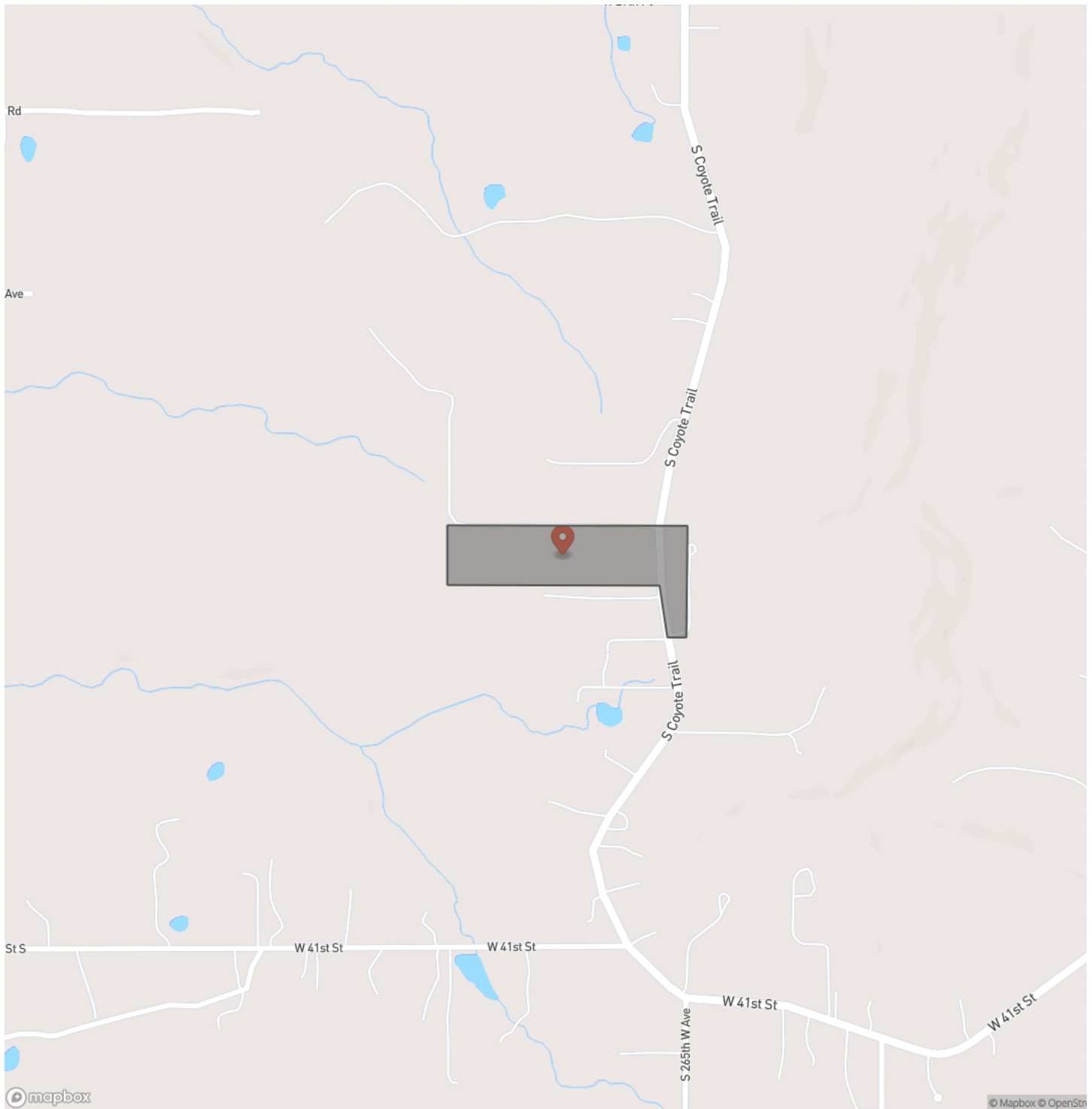
If you are in the market for an amazing small property that you could hunt, raise livestock, or build your dream home, look no further! Located in Sand Springs, Oklahoma, this 14+/- acre property sits right off of South 265th Avenue. The property is just a few miles from Keystone Lake and only about 15 minutes from Tulsa. This allows you to enjoy the peacefulness of the country, while still being close to a city. The property is made up of mainly open pasture with a few wooded areas, as well as a small block of timber across the road. There is also a small pond in the center of the property that can be used for fishing or water for livestock. Even though there aren't a lot of trees on the property, it doesn't mean that there aren't any wildlife. There are lots of deer trails and tracks in and around the pond. The fencing on this property is in pristine condition. For someone looking to build a home, there are many excellent locations for building. Now that you're convinced, make this property yours today! All showings are by appointment only. For more information or to schedule a private showing, please contact Josh Claybrook at [\(918\) 607-1006](tel:9186071006).



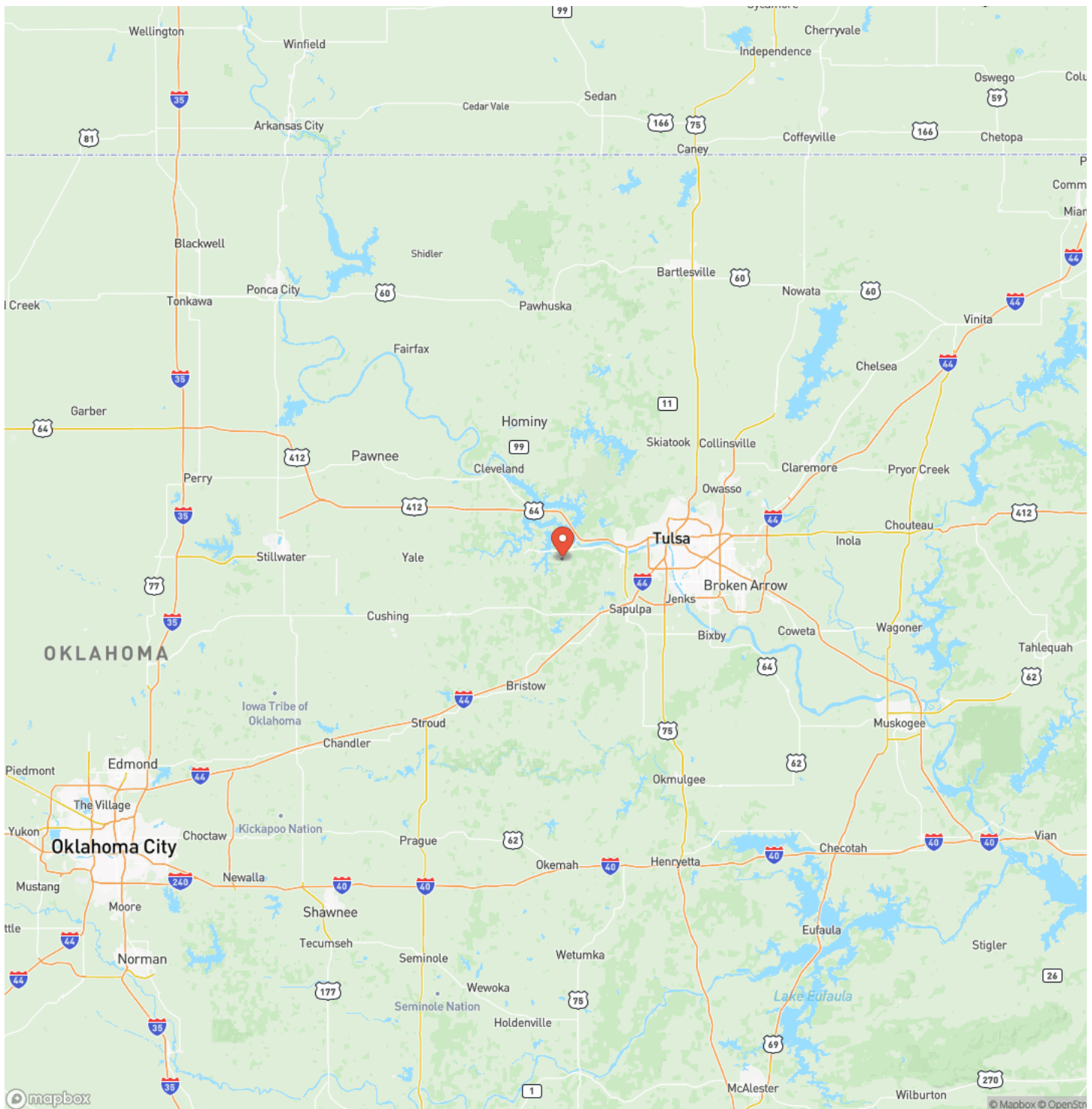
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Locator Map



Locator Map



Satellite Map



Coyote Trail Ranch Tract 4
Sand Springs, OK / Tulsa County

LISTING REPRESENTATIVE

For more information contact:



Representative

Josh Claybrook

Mobile

(918) 607-1006

Email

josh.claybrook@arrowheadlandcompany.com

Address

City / State / Zip

Sapulpa, OK 74066

NOTES

[illegible]

This image shows a single sheet of white paper with horizontal blue 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 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.



Arrowhead Land Company
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