

Development Opportunity
601 Broadway Ave
Morrison, OK 73061

\$165,000
4,500± Acres
Noble County



Development Opportunity Morrison, OK / Noble County

SUMMARY

Address

601 Broadway Ave

City, State Zip

Morrison, OK 73061

County

Noble County

Type

Undeveloped Land, Business Opportunity

Latitude / Longitude

36.2929 / -97.013

Acreage

4.500

Price

\$165,000

Property Website

<https://arrowheadlandcompany.com/property/development-opportunity-noble-oklahoma/42875/>



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PROPERTY DESCRIPTION

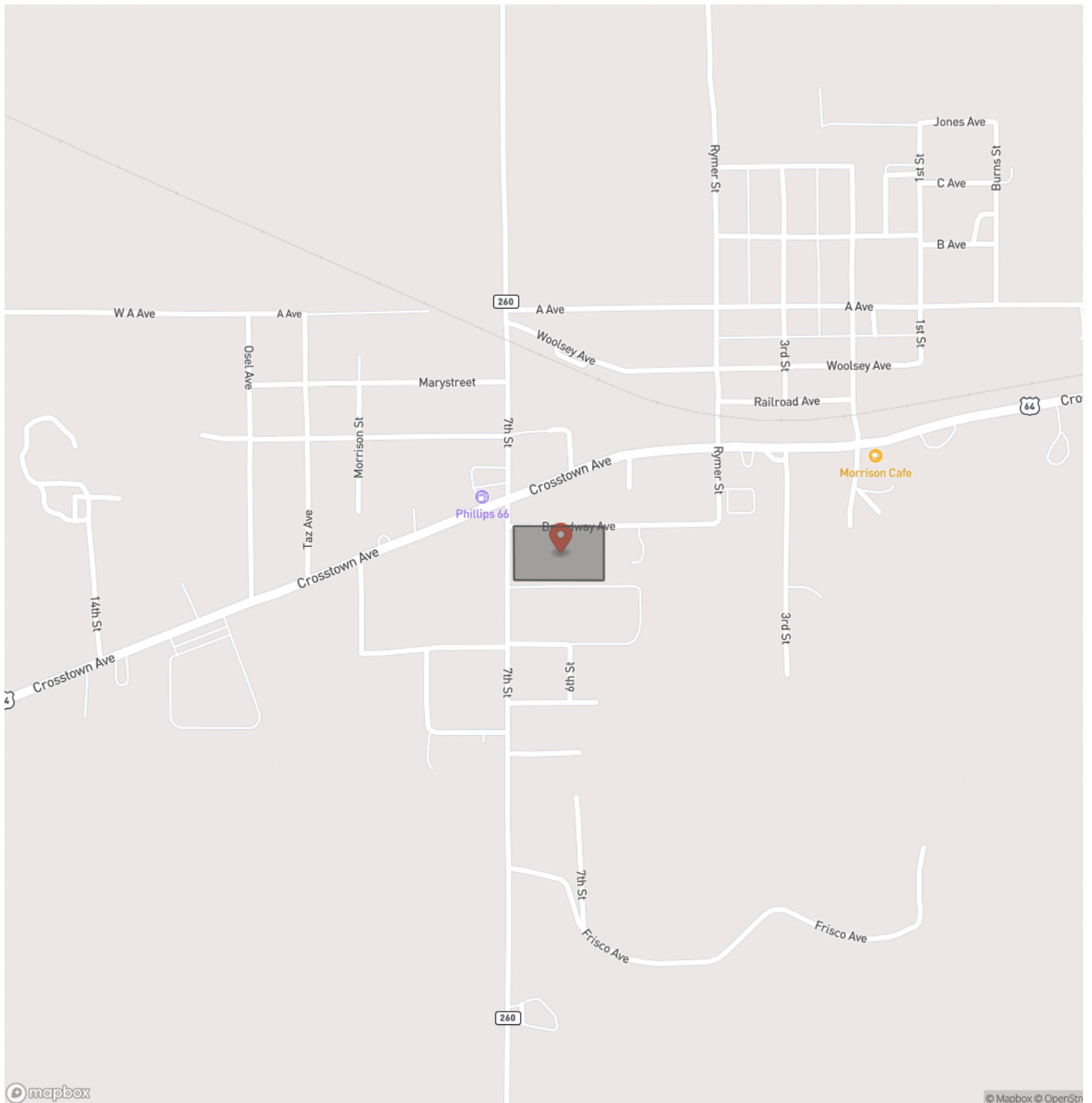
Here is an incredible opportunity for someone looking for a developmental property or even a great location to build your dream home. The town of Morrison, OK is a fast growing town where new housing is much needed. This flat and clear 4.5+/- acres includes a 30'x50' metal building built in 2015 and is located just off of Highway 64 with paved road frontage on 3 sides. It is a perfect location for a business, multifamily, subdivision, or single family. The property is located just across the street from the Morrison High School Baseball fields and a beautiful park. All utilities are available at the road including water, sewer, electricity, gas, and internet providing everything you need for your next development or home. Don't miss out on this awesome opportunity to own 4.5+/- acres in the heart of Morrison, OK. This property is currently zoned Residential. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Luke Roberts at [\(918\) 399-2569](tel:9183992569).



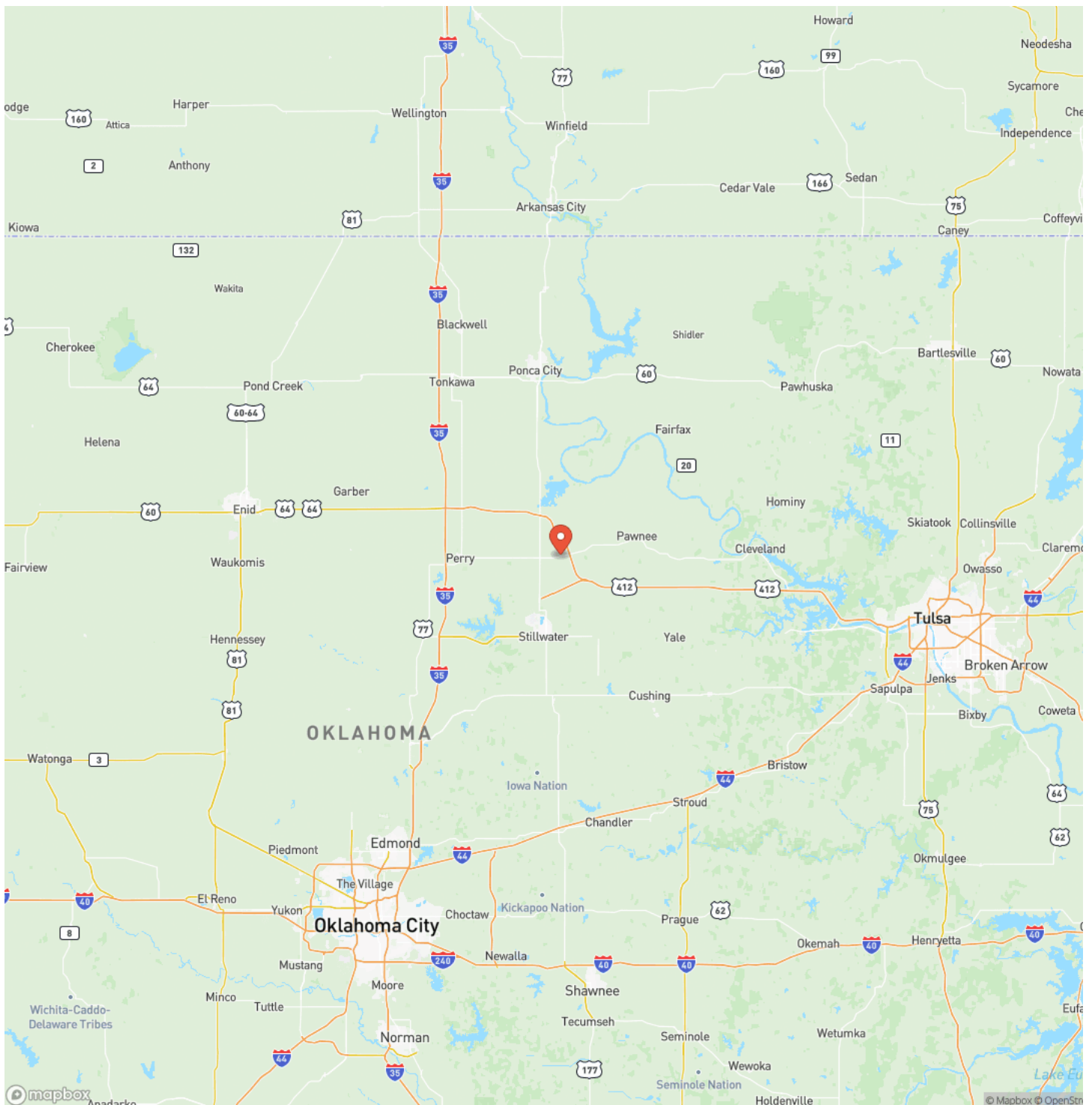
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Locator Map



Locator Map



Satellite Map

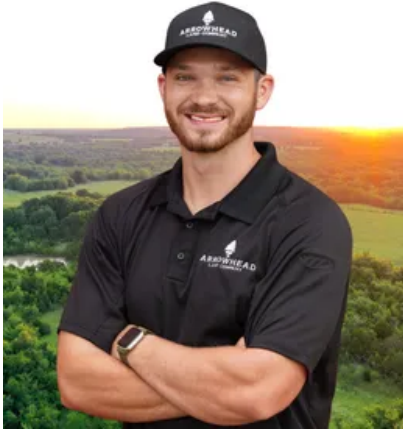


Development Opportunity

Morrison, OK / Noble County

LISTING REPRESENTATIVE

For more information contact:



Representative

Luke Roberts

Mobile

(918) 399-2569

Email

luke.roberts@arrowheadlandcompany.com

Address

City / State / Zip

Pawnee, OK 74058

NOTES



MORE INFO ONLINE:

www.arrowheadlandcompany.com

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DISCLAIMERS

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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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