

Country Home with Pond
6010 S 45th St E
Muskogee, OK 74058

\$199,000
3± Acres
Muskogee County



Country Home with Pond

Muskogee, OK / Muskogee County

SUMMARY

Address

6010 S 45th St E

City, State Zip

Muskogee, OK 74058

County

Muskogee County

Type

Farms, Recreational Land, Residential Property, Single Family

Latitude / Longitude

35.670486 / -95.304315

Dwelling Square Feet

1500

Bedrooms / Bathrooms

3 / 2

Acreage

3

Price

\$199,000

Property Website

<https://arrowheadlandcompany.com/property/country-home-with-pond-muskogee-oklahoma/70667/>



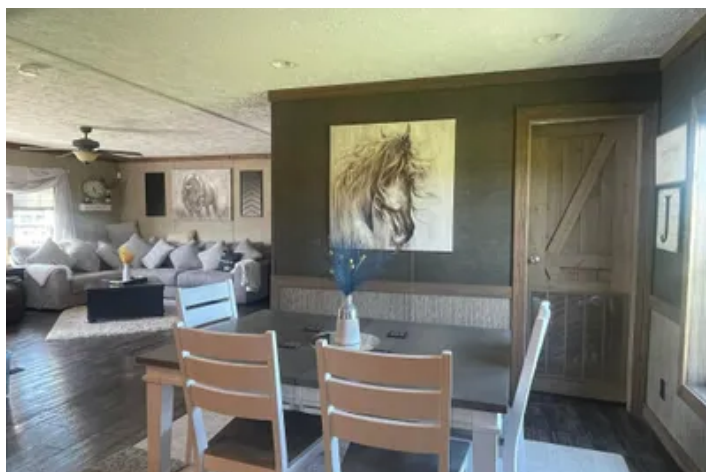
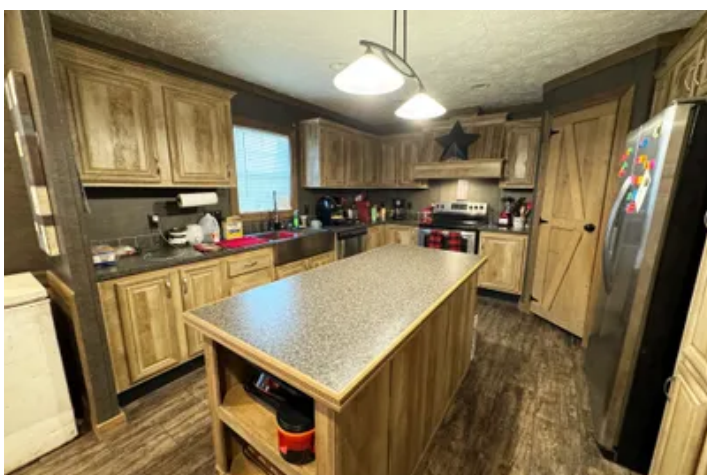
Country Home with Pond

Muskogee, OK / Muskogee County

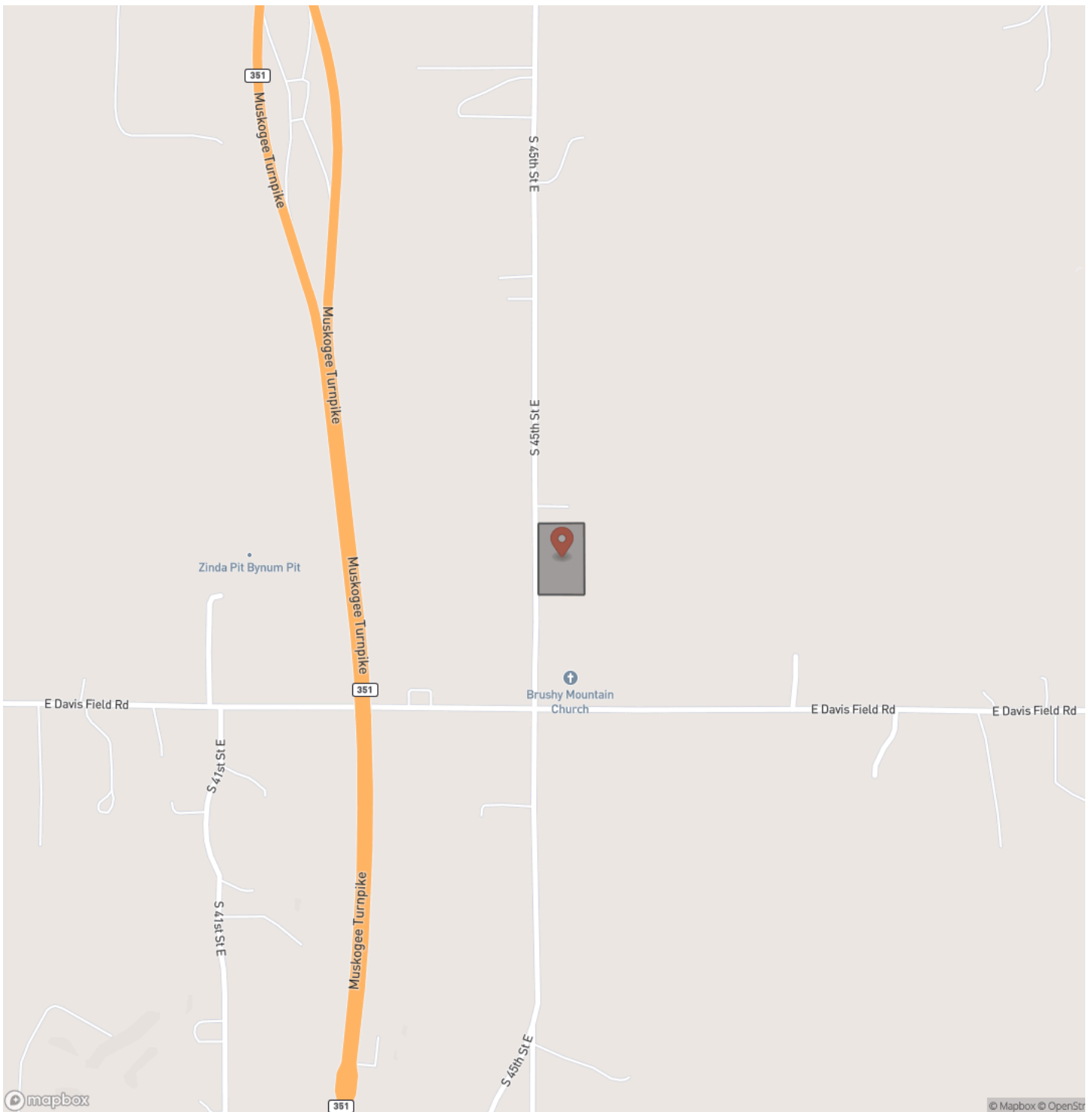
PROPERTY DESCRIPTION

If you are in the market for a gorgeous home on acreage, this Muskogee property is one you should take a look at. Located just 6 +/- miles southeast of Muskogee, this home is nestled down a well-maintained gravel road in the heart of beautiful Muskogee County. As you pull into the driveway, you will immediately notice the hard work put into maintaining this immaculate property. A massive yard provides ample room for the kids or grandkids to play, and the pond adds a touch of fun with fishing opportunities. The 1,500-square-foot 2020 mobile home, complete with a single-car garage, is well-maintained and ready for its new family. The 40x40 metal shop building is perfect for storing equipment and vehicles. Additionally, there is more acreage and another home available adjoining to the north. All showings are by appointment only. For more information or to schedule a private viewing, please contact Luke Roberts at [\(918\) 399-2569](tel:918-399-2569).

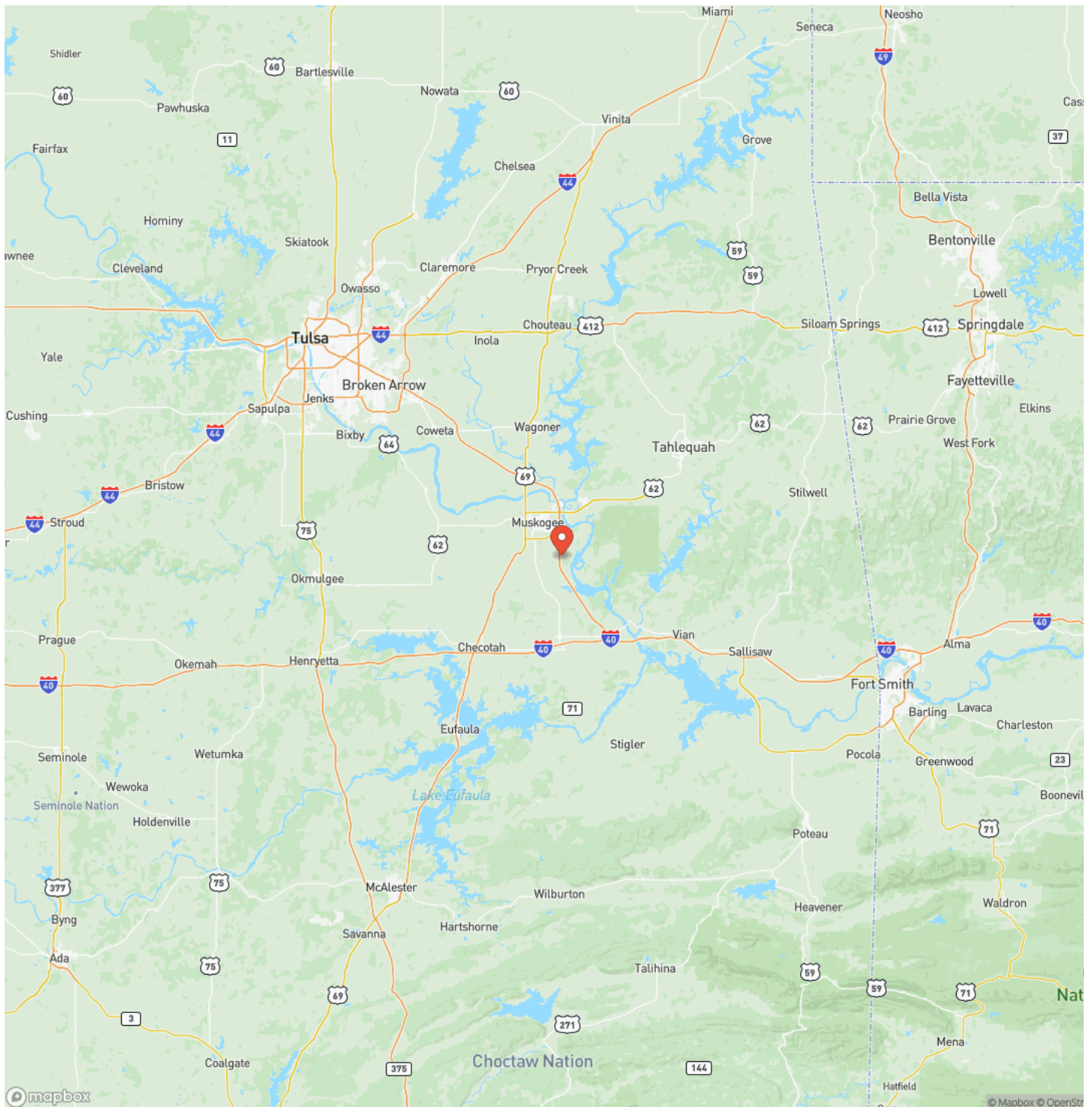
Country Home with Pond
Muskogee, OK / Muskogee County



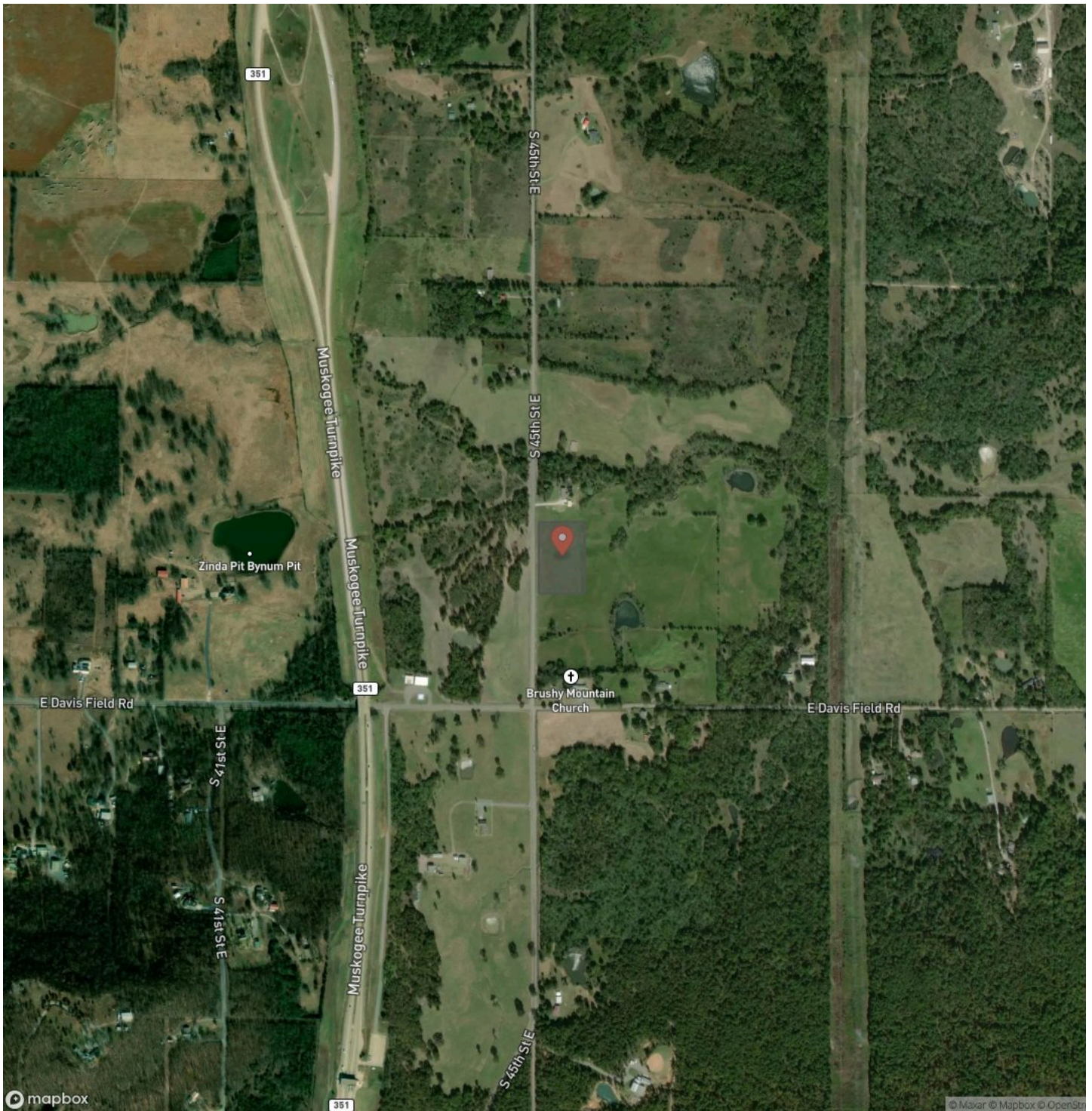
Locator Map



Locator Map



Satellite Map



Country Home with Pond

Muskogee, OK / Muskogee 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

[illegible]

This image shows a blank 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 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
205 E Dewey Ave
Sapulpa, OK 74066
(833) 873-2452
www.arrowheadlandcompany.com

