

The Lamont Homestead Farm
19404 County Road 1070
Lamont, OK 74643

\$265,000
80± Acres
Grant County



The Lamont Homestead Farm
Lamont, OK / Grant County

SUMMARY

Address

19404 County Road 1070

City, State Zip

Lamont, OK 74643

County

Grant County

Type

Farms, Hunting Land, Recreational Land

Latitude / Longitude

36.6863 / -97.5295

Acreage

80

Price

\$265,000

Property Website

<https://arrowheadlandcompany.com/property/the-lamont-homestead-farm-grant-oklahoma/52323/>



The Lamont Homestead Farm

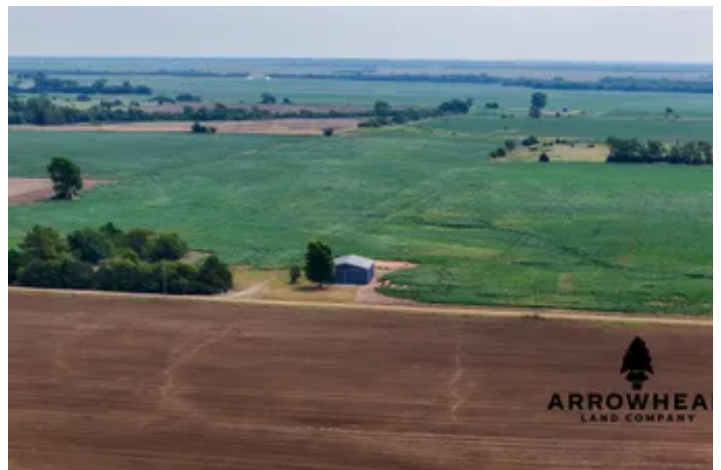
Lamont, OK / Grant County

PROPERTY DESCRIPTION

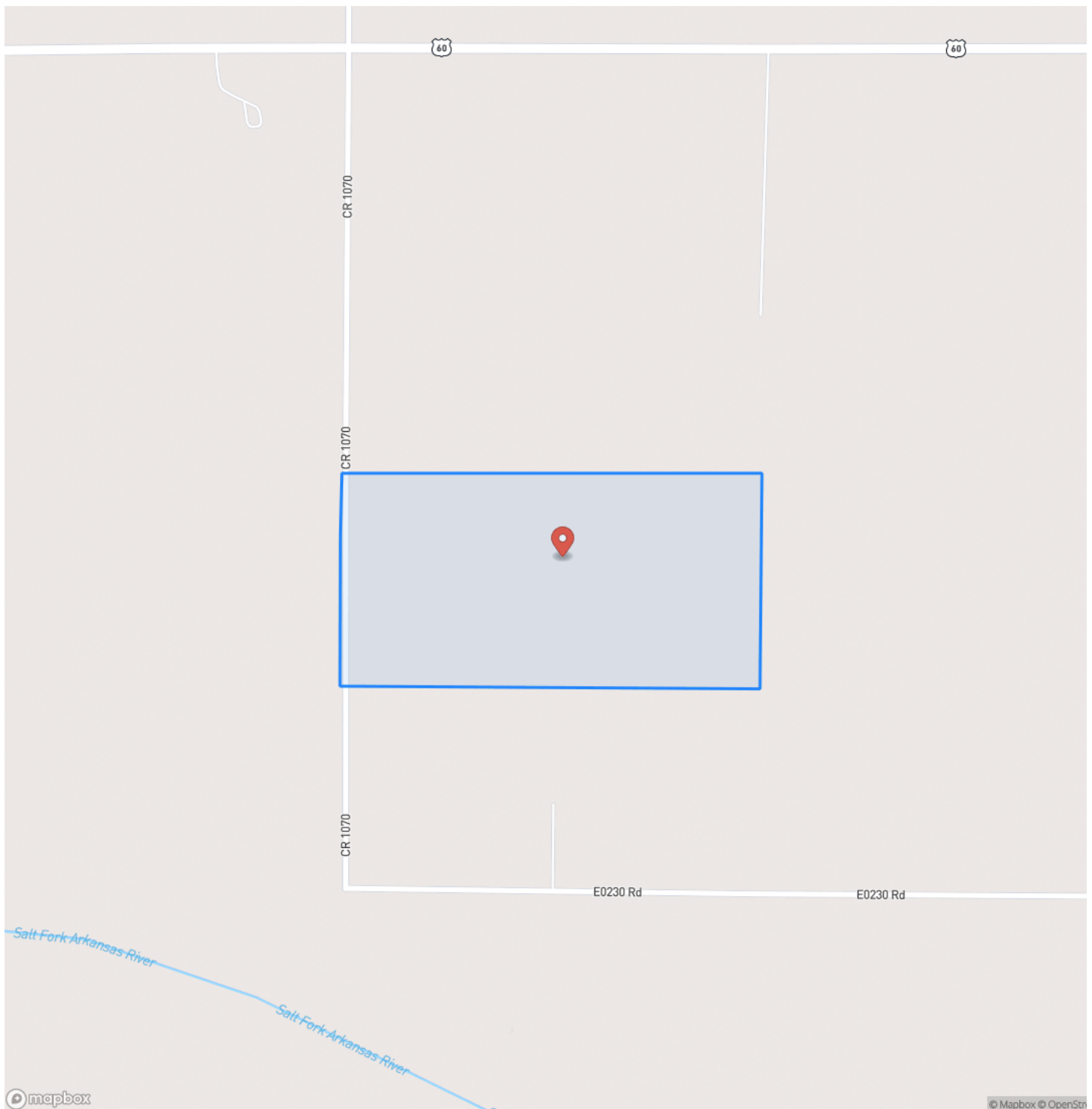
Check out this beautiful 80-acre Grant County farm located just 1 mile east of Lamont, one half mile south of highway 60, and just over a quarter mile north of the salt fork river. This area supports a fantastic deer herd, and good numbers of turkey, quail, and pheasant. With some dirt work and additional water on the farm, the duck hunting could be as good as you wanted to make it. If you have been looking for the ideal farm to build a home on, this is the one. Utilities are already in place, as well as a nice 30x40 concrete floor shop, and a mature cedar tree wind break creating nice setting to build. If you own other farms in the county and are looking for a farm you can build your hunting lodge / headquarters on, this place would be perfect. A good gravel road makes for easy access no matter the conditions. The farm is conveniently located and provides many options, whether it be building, hunting, row crop farming, or grazing, all of these can be accomplished within this 80-acre property. If improving the farm for hunting value is something that appeals to you, this farm, and the area in general is the definition of "if you build it, they will come." If you want to run some cows or cut hay you can do that on this farm too. Call me today and let's talk more about the options and potential this homestead farm provides.



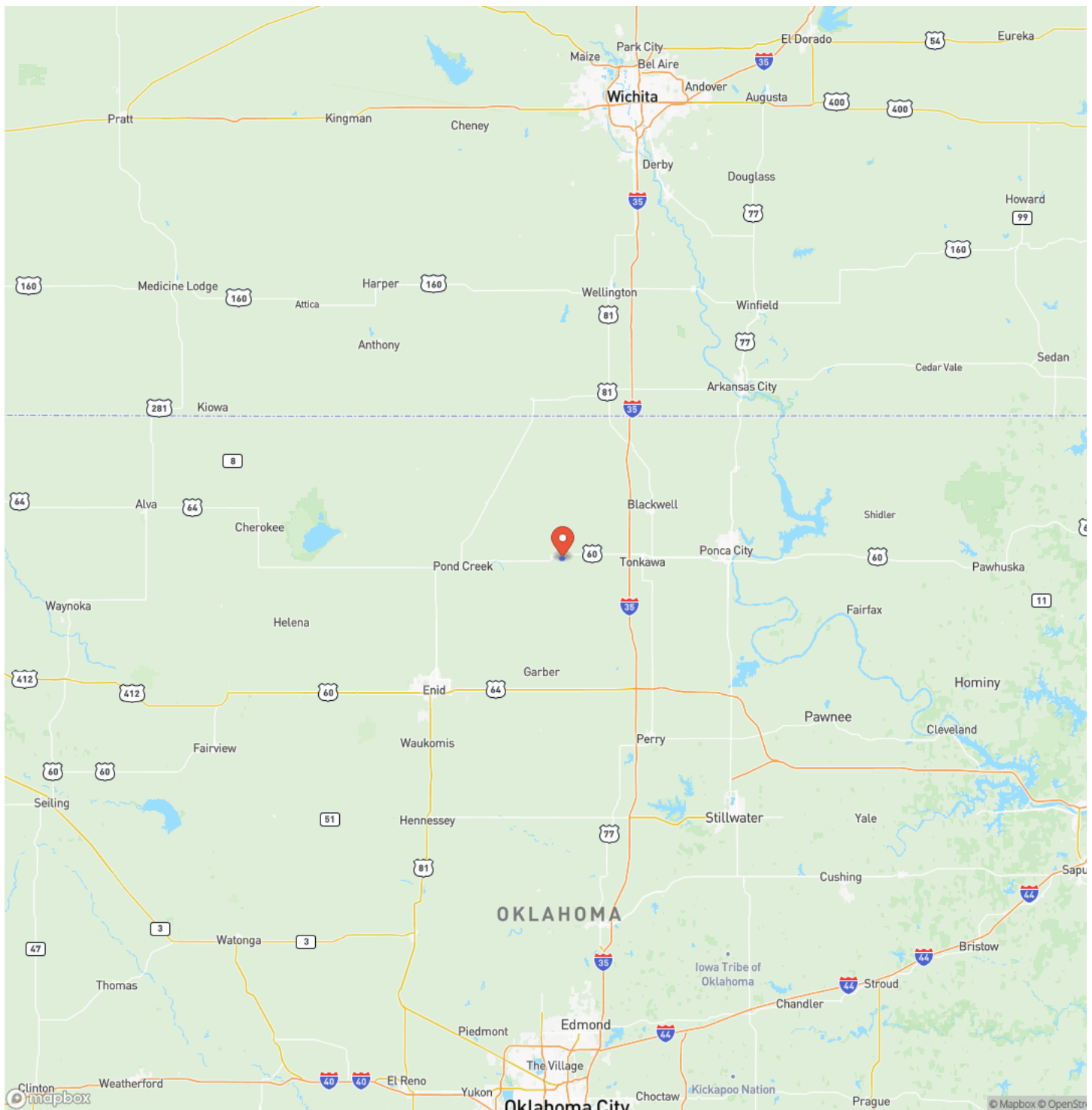
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Locator Map



Locator Map



Satellite Map



The Lamont Homestead Farm

Lamont, OK / Grant County

LISTING REPRESENTATIVE

For more information contact:



Representative

Tony Cerar

Mobile

(918) 671-8937

Email

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Address

City / State / Zip

Broken Arrow, OK 74012

NOTES

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MORE INFO ONLINE:

www.arrowheadlandcompany.com

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 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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