

Grass Pasture with Pond
OK 59, Tract 1
Seminole, OK 74868

\$80,000
20± Acres
Seminole County



Grass Pasture with Pond
Seminole, OK / Seminole County

SUMMARY

Address

OK 59, Tract 1

City, State Zip

Seminole, OK 74868

County

Seminole County

Type

Hunting Land, Recreational Land, Undeveloped Land, Single Family

Latitude / Longitude

35.18862 / -96.72619

Acreage

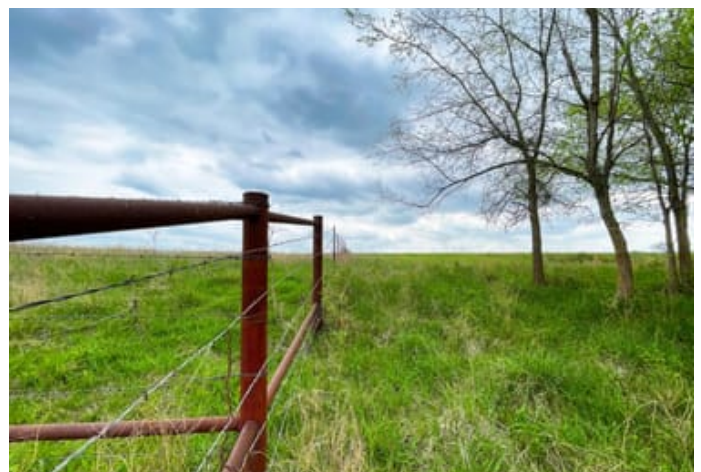
20

Price

\$80,000

Property Website

<https://arrowheadlandcompany.com/property/grass-pasture-with-pond-seminole-oklahoma/27699/>



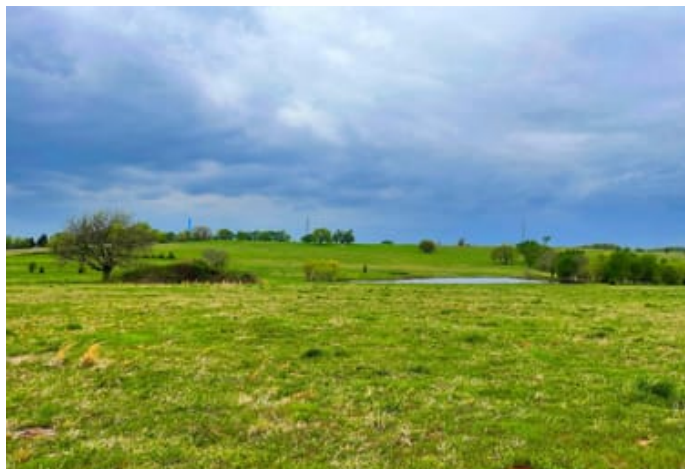
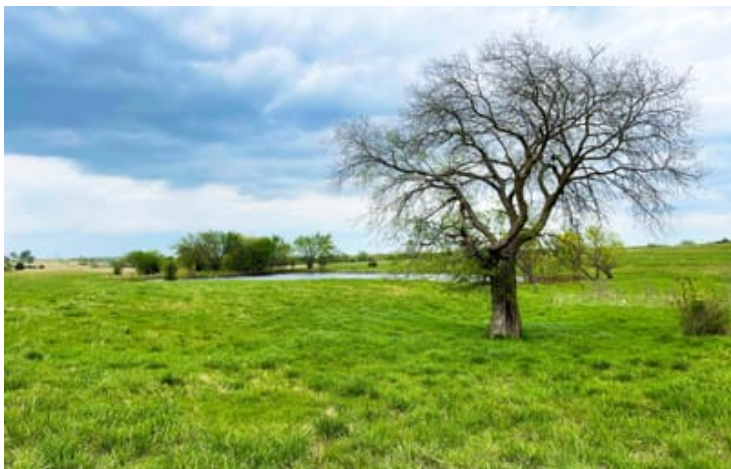
Grass Pasture with Pond Seminole, OK / Seminole County

PROPERTY DESCRIPTION

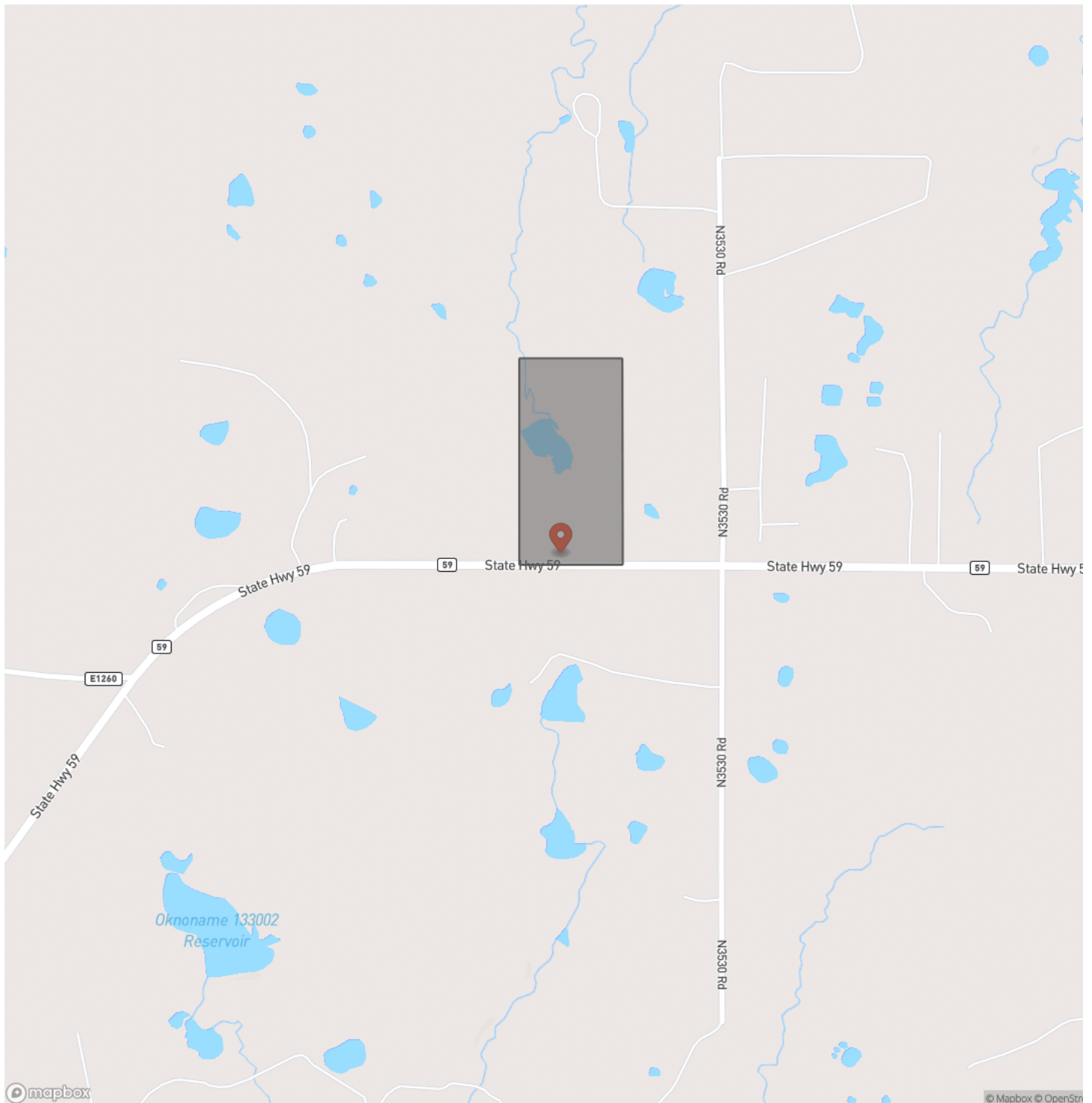
With the potential of building your dream home, this property offers much more than just that. Having a gate already installed, it provide level of security and privacy from the paved road frontage on the south side of the property. There is sturdy barbed wire fencing along th north, west, and south sides of the tract. The open pasture transitions to a beautiful pond towards the north-central part of the property that provides incredible fishing and waterfowl potential. It also has the potential for other uses such as hay and livestock grazing. The no side of the pond drops down into a small patch of timber that will provide shade and security for livestock and wildlife. Also, a small strez runs from the pond through the north fenceline. If you would like to schedule a private viewing, please contact Will Bellis at [\(918\)-978-9311](tel:918-978-9311).



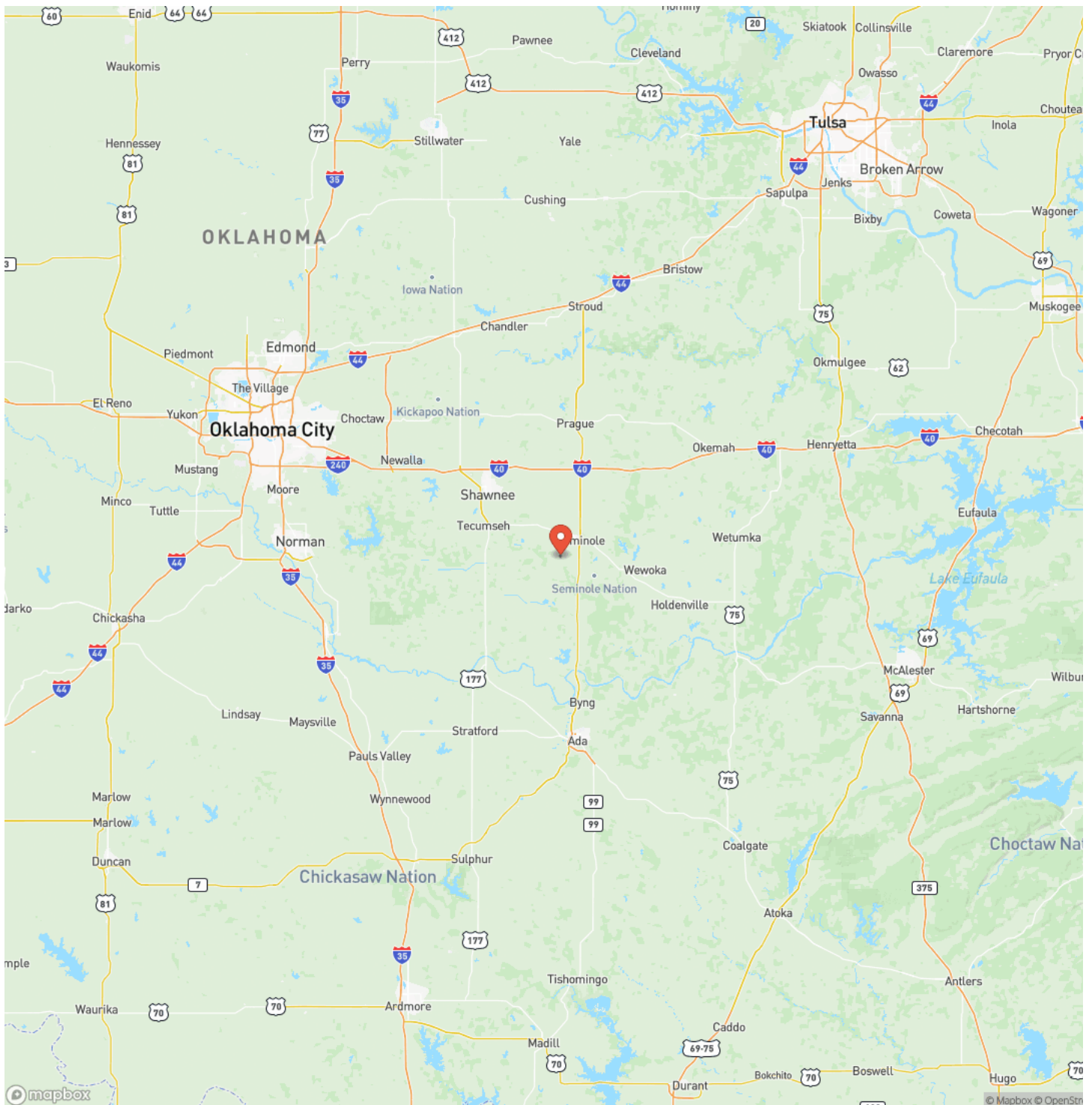
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Locator Map



Locator Map



Satellite Map



Grass Pasture with Pond

Seminole, OK / Seminole County

LISTING REPRESENTATIVE

For more information contact:



Representative

Will Bellis

Mobile

(918) 978-9311

Office

(580) 319-2202

Email

will.bellis@arrowheadlandcompany.com

Address

City / State / Zip

Kellyville, OK 74039

NOTES

[illegible]

MORE INFO ONLINE:

www.arrowheadlandcompany.com

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, 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 relation 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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