

Rock Creek Tract 1
66th West Ave
Sperry, OK 74073

\$176,000
11± Acres
Osage County



Rock Creek Tract 1
Sperry, OK / Osage County

SUMMARY

Address

66th West Ave

City, State Zip

Sperry, OK 74073

County

Osage County

Type

Farms, Recreational Land, Undeveloped Land

Latitude / Longitude

36.2951 / -96.0642

Acreage

11

Price

\$176,000

Property Website

<https://arrowheadlandcompany.com/property/rock-creek-tract-1-osage-oklahoma/44445/>



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PROPERTY DESCRIPTION

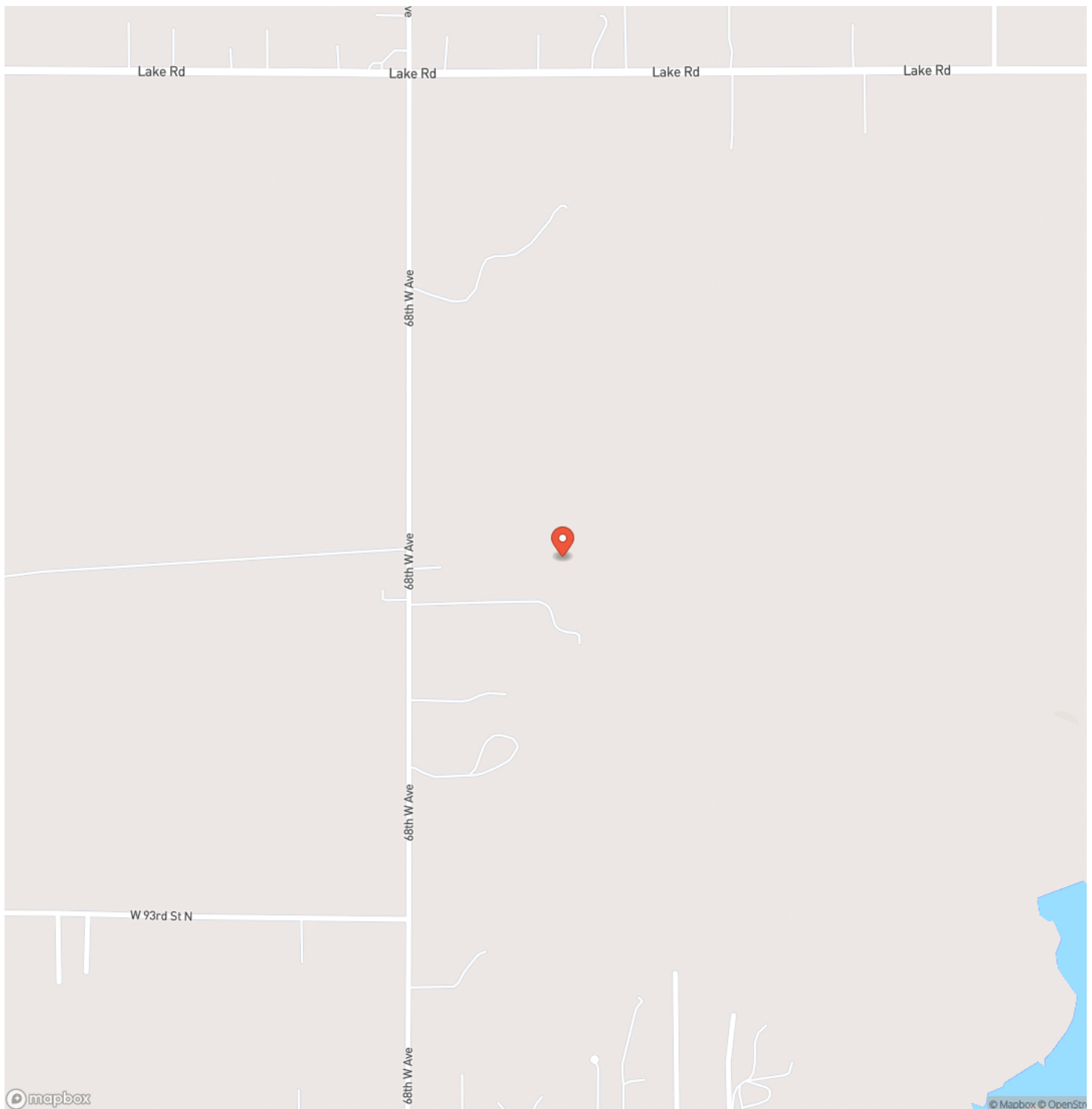
Here is a gorgeous 11 acre tract just 20+/- minutes north of downtown Tulsa, Oklahoma. Nestled along a well maintained paved road provides easy access whether you are commuting to Tulsa for work or fun. This special property offers acres of beautiful pasture, a nice pond, and even large hardwood timber making this a great location for anyone looking to build their dream home on acreage. For those who enjoy summer days on the lake, this property is just minutes from Skiatook Lake making it convenient to spend weekends soaking up the sun. Don't miss out on an opportunity to own this beautiful property. It is also located just 16+/- miles from Tulsa International Airport. All showings are by appointment only. Contact Chuck Bellatti at [\(918\) 859-2412](tel:9188592412) for more information or to schedule a private viewing. Additional tracts are available for purchase nearby.



Rock Creek Tract 1
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Locator Map





Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Chuck Bellatti

Mobile

(918) 859-2412

Email

chuck.bellatti@arrowheadlandcompany.com

Address

City / State / Zip

Ramona, OK 74061

NOTES

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This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend 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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