

Tract 2 Hidden Spring Ranch
000 N 3610 Rd
Jennings, OK 74038

\$295,000
80± Acres
Pawnee County



Tract 2 Hidden Spring Ranch
Jennings, OK / Pawnee County

SUMMARY

Address

000 N 3610 Rd Tract 2

City, State Zip

Jennings, OK 74038

County

Pawnee County

Type

Farms, Hunting Land, Ranches, Recreational Land, Undeveloped Land, Timberland

Latitude / Longitude

36.193773 / -96.584402

Acreage

80

Price

\$295,000

Property Website

<https://arrowheadlandcompany.com/property/tract-2-hidden-spring-ranch-pawnee-oklahoma/116682/>



Tract 2 Hidden Spring Ranch Jennings, OK / Pawnee County

PROPERTY DESCRIPTION

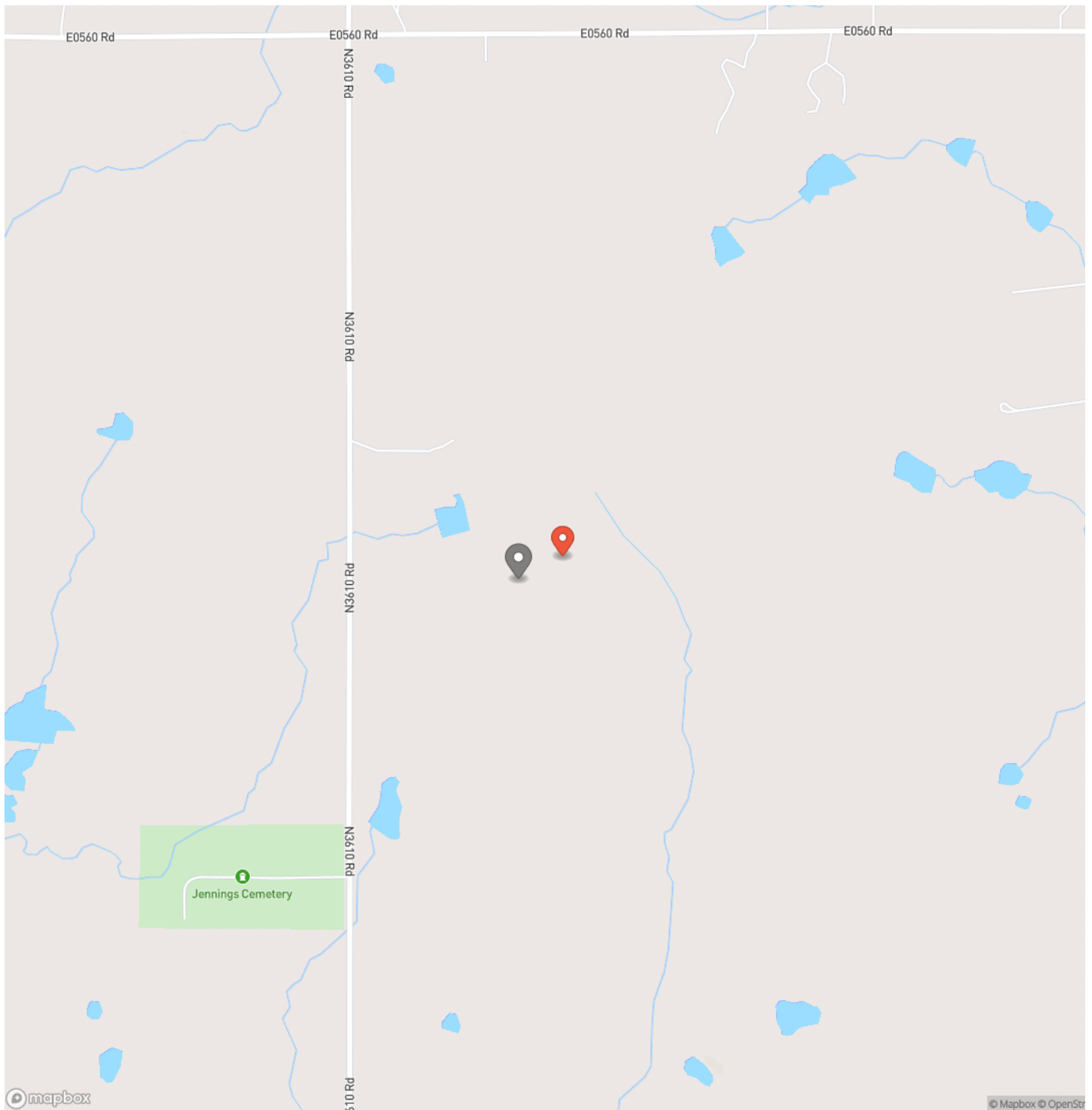
Located in Pawnee County, this 80+/- acre property offers beautiful mature hardwood timber and open native prairie, creating a peaceful setting with excellent recreational potential! The timbered portion provides quality cover and habitat for wildlife, while the surrounding prairie gives the property an open, scenic feel. Near the front of the property, a beautiful homesite provides an ideal location to build your dream home. Water and electric are available, adding to the property's development potential. A nice pond provides a dependable water source for wildlife and adds to the overall appeal of the property. An established trail system winds throughout the acreage, providing convenient access for exploring the property, hunting, and managing the land. The combination of mature hardwood timber, native prairie, water, and established trails creates excellent whitetail deer habitat. The property offers plenty of cover and natural travel corridors, making it an attractive recreational tract for the avid outdoorsman. Additional adjoining acreage is also available. Whether you're looking for a private homesite, a recreational getaway, or a hunting property with room to create your own vision, this 80+/- acre Pawnee County tract offers a rare combination of natural beauty, wildlife habitat, and future potential! The property is located 4+/- minutes from Jennings, 30+/- minutes from Shawnee, 40+/- minutes from Stillwater and Tulsa. Don't miss out on your chance to see Tract 2 Hidden Spring Ranch! Additional acreage is available providing you the opportunity to own up to 240 +/- acres. 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).

Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.

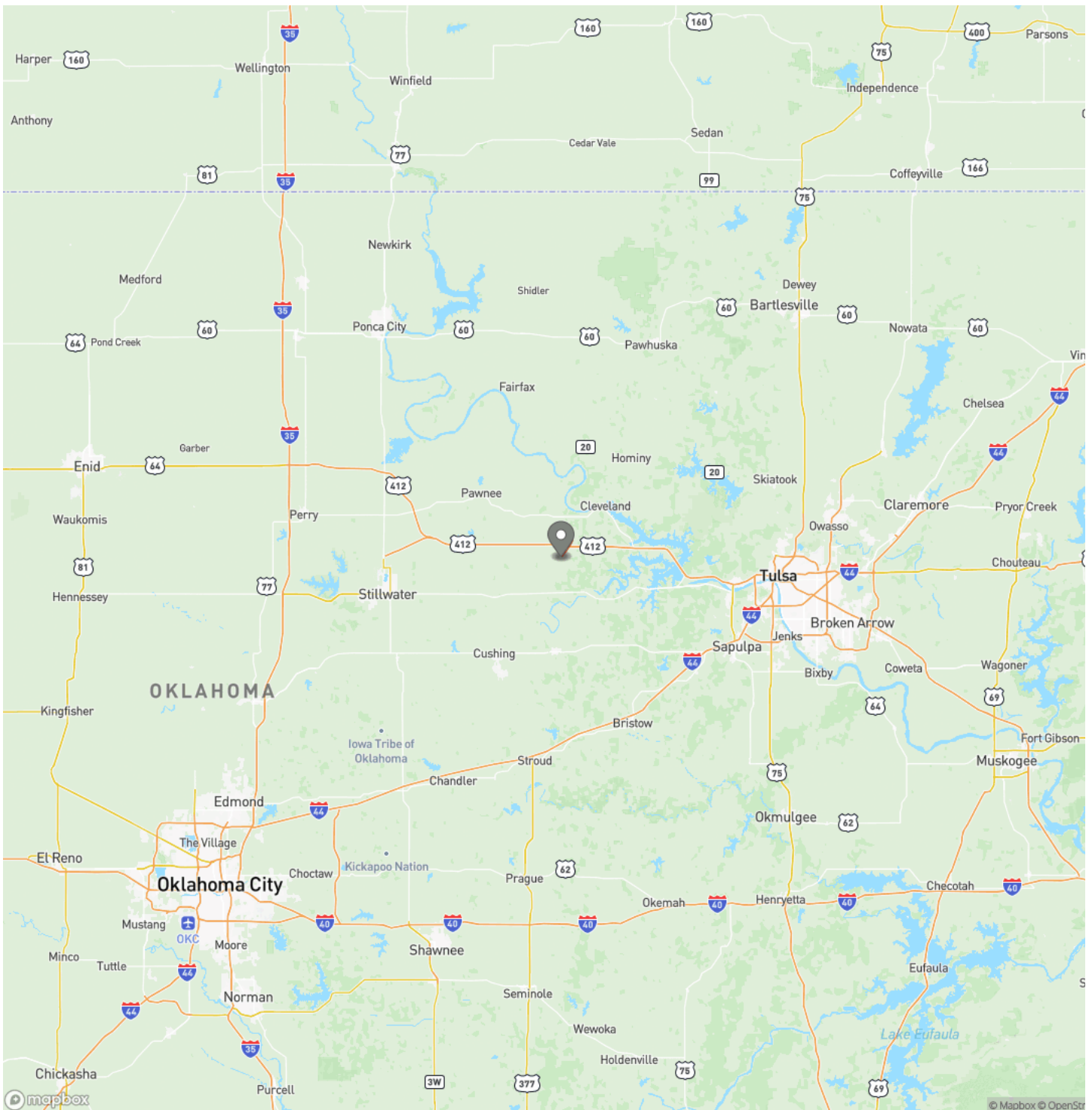
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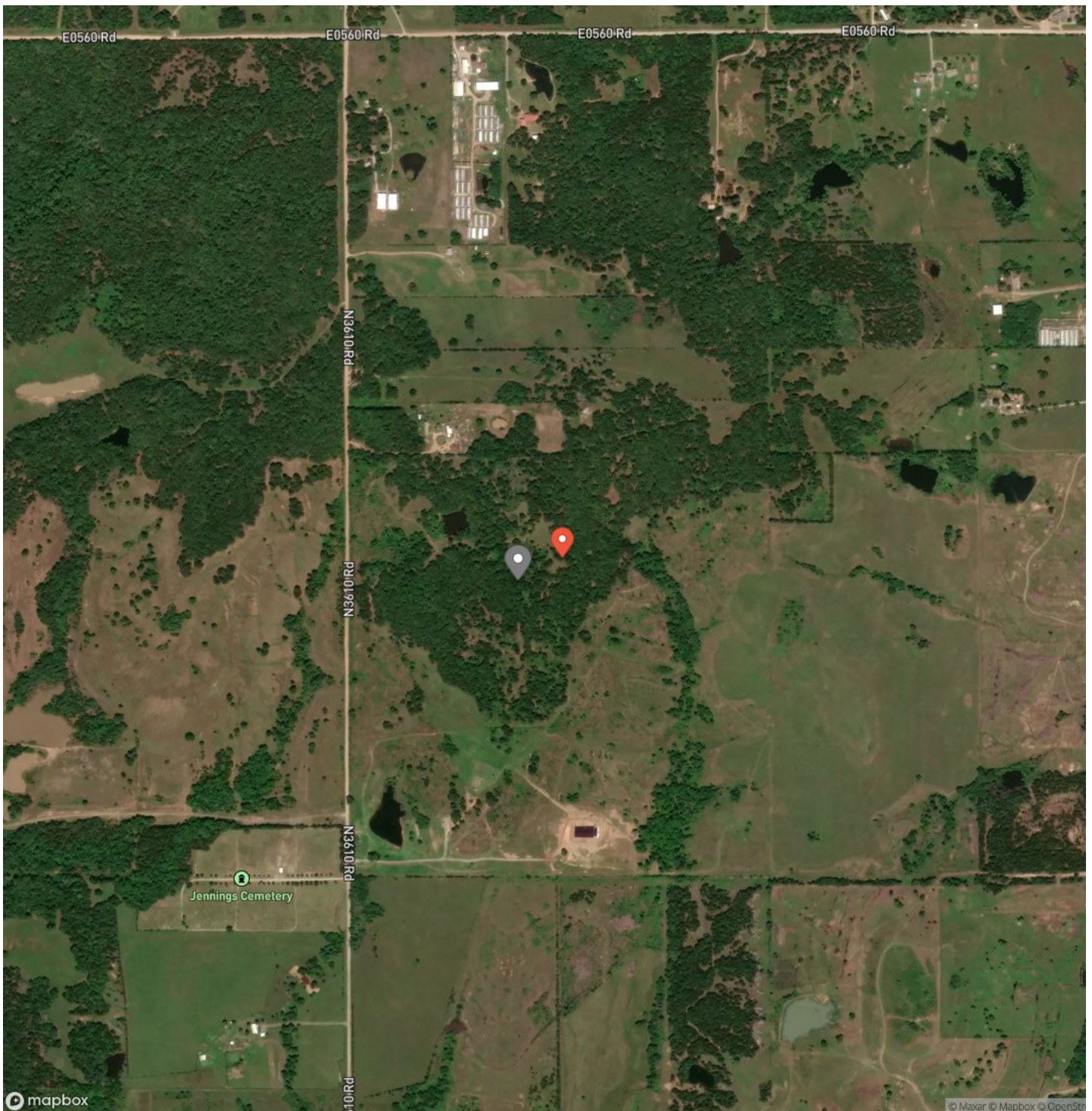
Locator Map



Locator Map



Satellite Map



Tract 2 Hidden Spring Ranch Jennings, OK / Pawnee 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

This image shows a single page from a notebook or ledger. It features ten evenly spaced, thin black horizontal lines across its entire width. The background is plain white, and there are no other markings, text, or illustrations present.

[illegible]

<https://arrowheadlandcompany.com/>

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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