#### Pauls Valley-41628 ECR 1510 41628 E County Road 1510 Pauls Valley, OK 73075

#### \$375,000 55± Acres Garvin County





### **SUMMARY**

Address 41628 E County Road 1510

**City, State Zip** Pauls Valley, OK 73075

**County** Garvin County

**Type** Ranches, Residential Property

Latitude / Longitude 34.824723 / -97.113372

**Taxes (Annually)** 663

**Dwelling Square Feet** 1600

**Bedrooms / Bathrooms** 3 / 2

Acreage 55

**Price** \$375,000



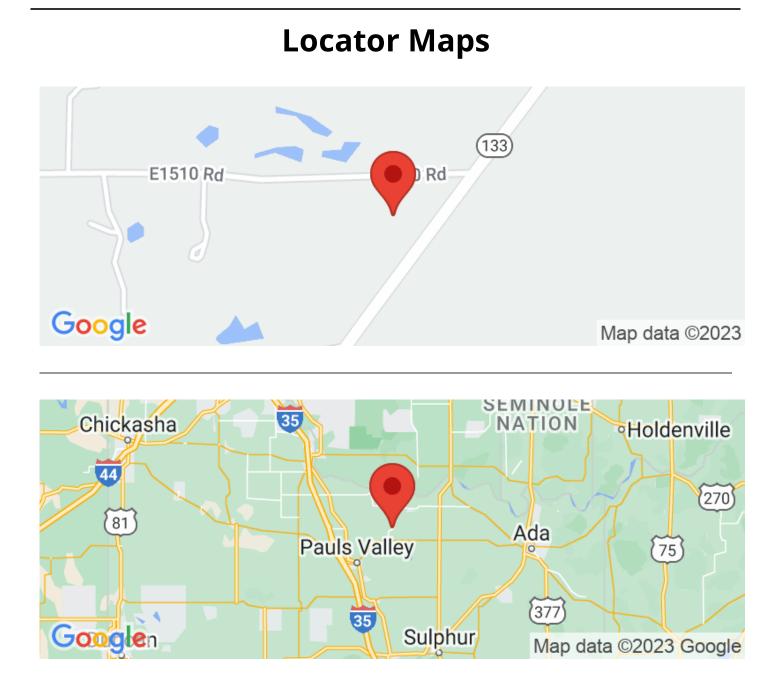




# **PROPERTY DESCRIPTION**

This country living home has a beautiful 360 degree view at the top of the ridge that runs north to south. The home built in the 80s contains 3 bedrooms, 2 bath, and 1600 sq. ft. There is paved road frontage on two sides of the property giving you great access. A well-maintained hay meadow is on the property or would be perfect pastureland for your horses and cattle. There are several hardwood trees on the property near the home. Although in the country you are within 10 minutes+/- from Pauls Valley, providing convenient access to grocery stores, hospitals, restaurants, and great schools. Property is approximately 50 minutes to Norman, OK and 2.5 hours to Dallas, Tx. There is potential to have decent hunting for white-tailed deer and small game. Call James West at <u>405-268-2684</u> to schedule your showing.





# **Aerial Maps**





LISTING REPRESENTATIVE For more information contact:



**Representative** James West

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**Office** (918) 962-2578

**Email** james.west@allaboutuland.com

Address

**City / State / Zip** Spiro, OK 74959

# <u>NOTES</u>

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