

**0.52 +/- Acre Lot Near Lake Tenkiller-Perfect for Your
Vacation Getaway or Dream Home**
Lot 24 and 25, Block 3 Sequoyah Addition 1
Vian, OK 74962

\$25,000
0.520± Acres
Sequoyah County



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Vian, OK / Sequoyah County

SUMMARY

Address

Lot 24 and 25, Block 3 Sequoyah Addition 1

City, State Zip

Vian, OK 74962

County

Sequoyah County

Type

Undeveloped Land, Lot

Latitude / Longitude

35.613527 / -94.948223

Acreage

0.520

Price

\$25,000

Property Website

<https://fieldslandcompany.com/property/0-52-acre-lot-near-lake-tenkiller-perfect-for-your-vacation-getaway-or-dream-home-sequoyah-oklahoma/88684/>



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PROPERTY DESCRIPTION

0.52 +/- Acres - Lots 24 & 25, Block 3, Sequoyah Addition

Discover the perfect spot for your lake getaway or future dream home! These two adjoining lots (24 & 25, Block 3) offer a combined 0.52 acres in the desirable Sequoyah Addition, just minutes from the sparkling waters of Lake Tenkiller and the recreational opportunities of Lake Tenkiller State Park.

Enjoy boating, fishing, hiking, and swimming all within easy reach, while still having the space and privacy of your own land. Whether you're looking for a weekend retreat, a vacation cabin site, or an investment property, this location is ideal.

Don't miss your chance to own land near one of Oklahoma's most beautiful lakes!

5 Miles to Tenkiller State Park and Tenkiller Lake

14 Miles to Gore

28 Miles to Sallisaw

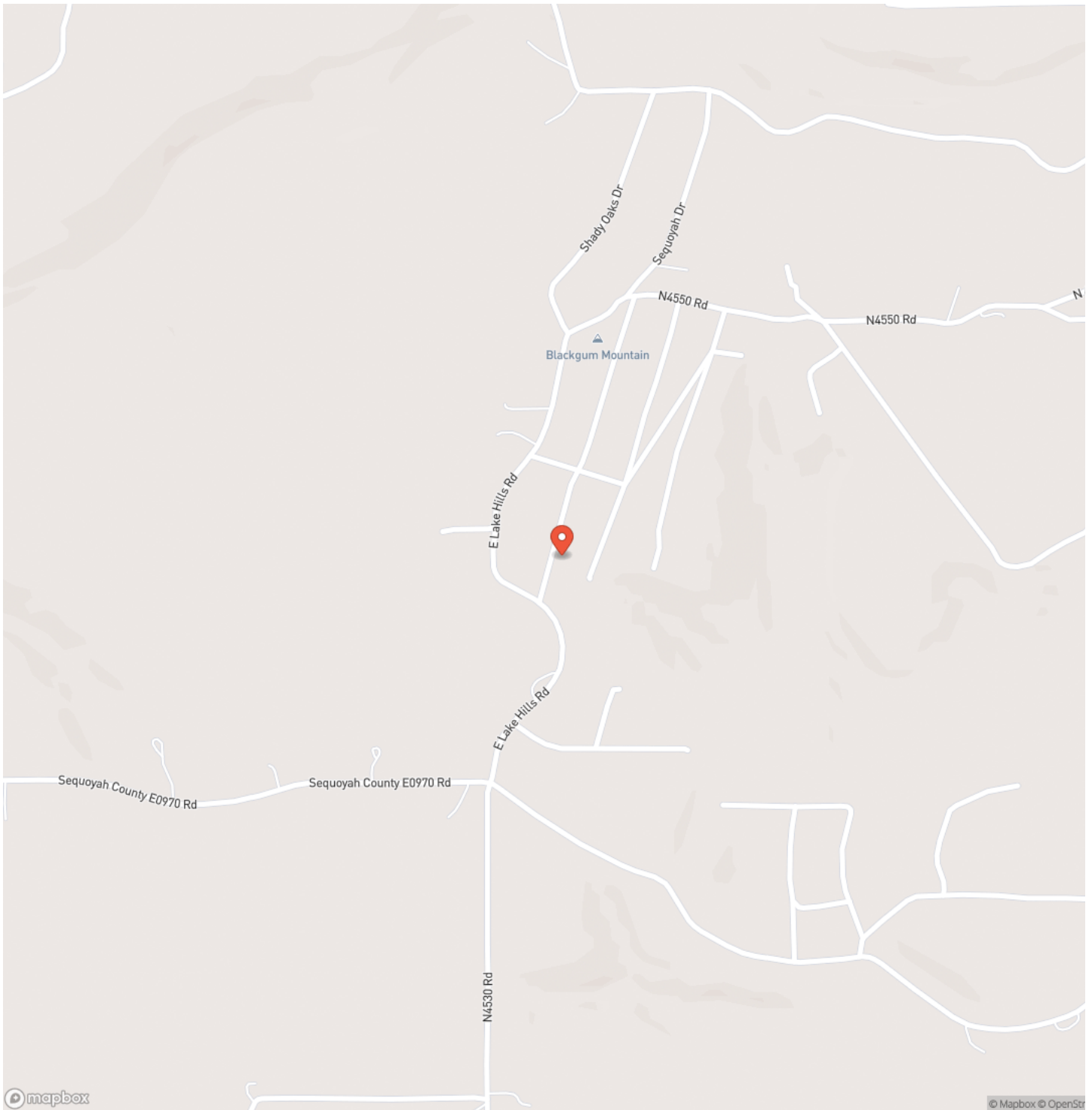
51 Miles to Ft. Smith

Call Today for your private showing!!! Chris Parker [918-470-0003](tel:918-470-0003)

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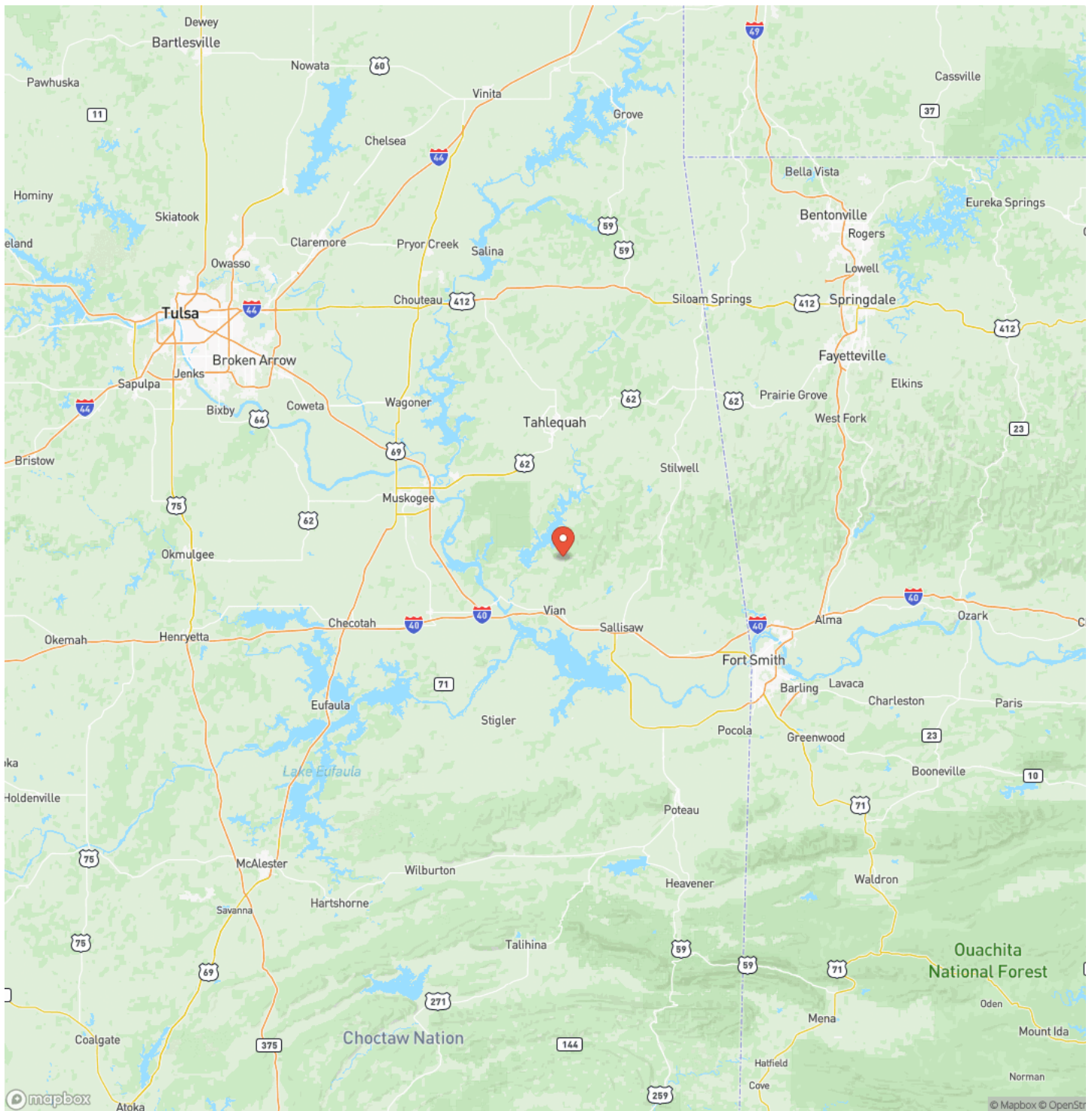


Locator Map



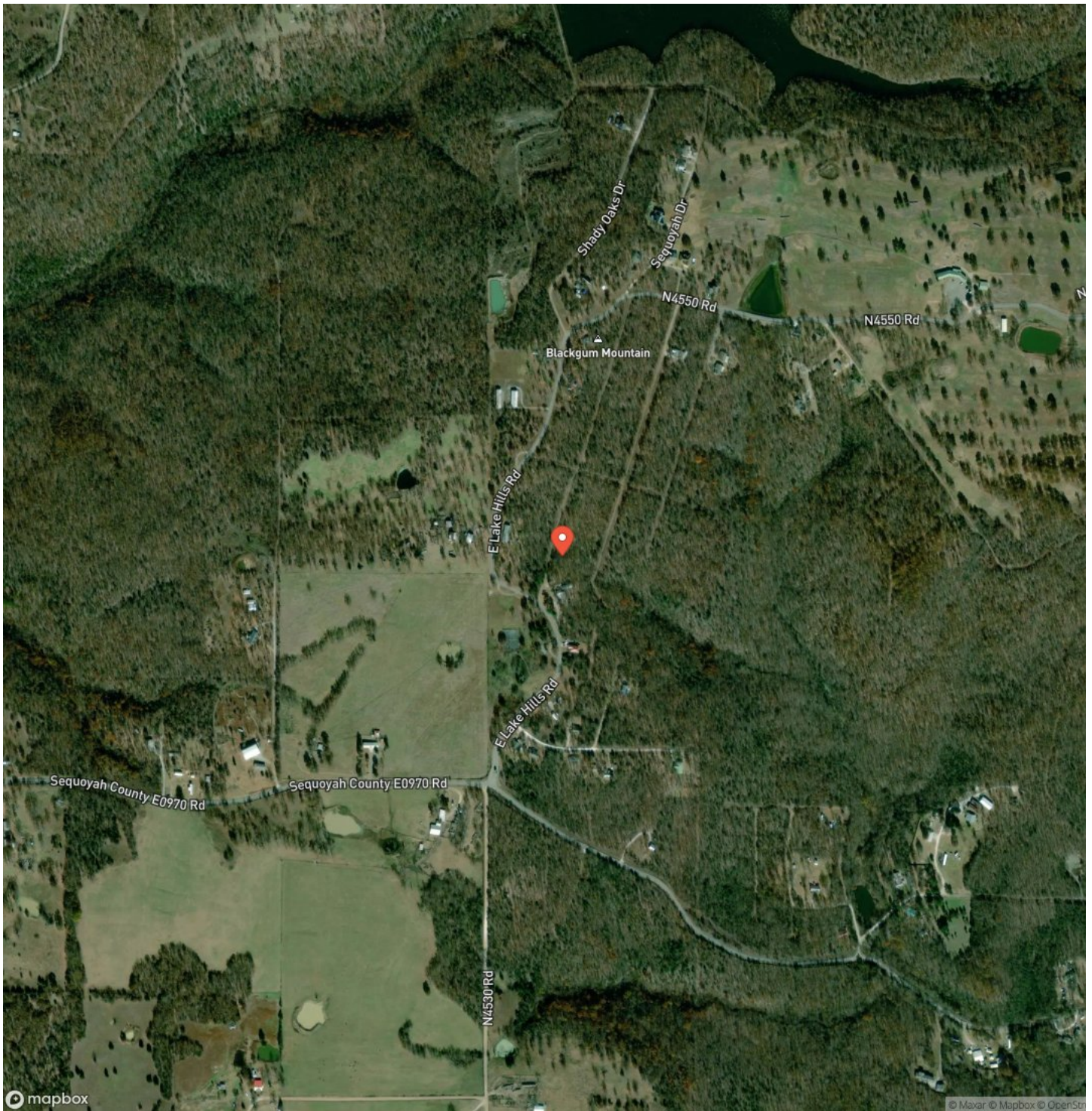
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Locator Map



0.52 +/- Acre Lot Near Lake Tenkiller-Perfect for Your Vacation Getaway or Dream Home
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Satellite Map



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LISTING REPRESENTATIVE
For more information contact:



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(918) 470-0003

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chris83parker@gmail.com

Address
City / State / Zip

NOTES

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DISCLAIMERS

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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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