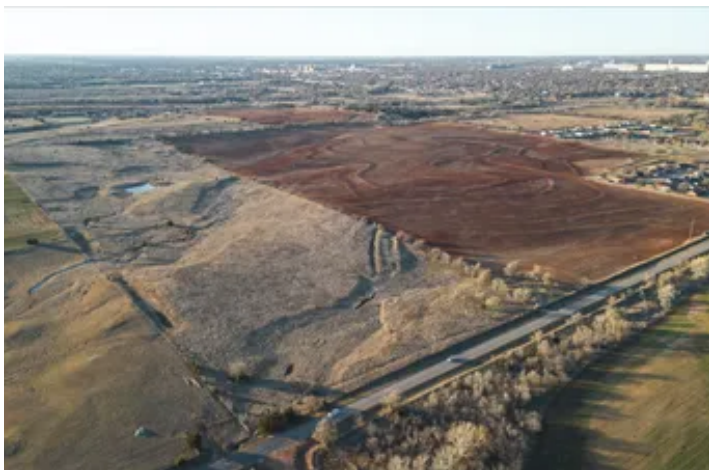


306.4 Acres - Enid City Limits!
11 S. 30th Street
Enid, OK 73701

\$1,790,000
306.400± Acres
Garfield County



306.4 Acres - Enid City Limits!
Enid, OK / Garfield County

SUMMARY

Address

11 S. 30th Street

City, State Zip

Enid, OK 73701

County

Garfield County

Type

Recreational Land, Undeveloped Land, Ranches

Latitude / Longitude

36.379518 / -97.840498

Acreage

306.400

Price

\$1,790,000

Property Website

<https://oklahomalandmark.com/property/306-4-acres-enid-city-limits-garfield-oklahoma/77142>



306.4 Acres - Enid City Limits!

Enid, OK / Garfield County

PROPERTY DESCRIPTION

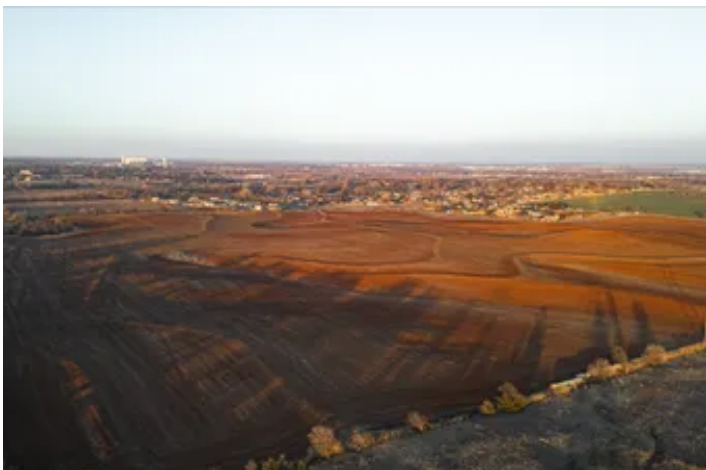
Incredible Development Opportunity in Enid City Limits!

Located within the city limits of Enid, Oklahoma, this 306.4-acre property represents a prime investment opportunity for developers and business-minded individuals. Positioned just five minutes from downtown Enid, the site offers proximity to urban amenities while retaining a spacious, undeveloped character. The property benefits from dual road frontage, including paved access on the east side, situated less than one mile from Highway 64, ensuring efficient transportation links. City water infrastructure is already in place, streamlining the logistics for large-scale residential, commercial, or mixed-use projects. The terrain features multiple ponds, mature trees, and expansive open pastures, providing both aesthetic value and functional flexibility for development plans. In depth development plans are attached.

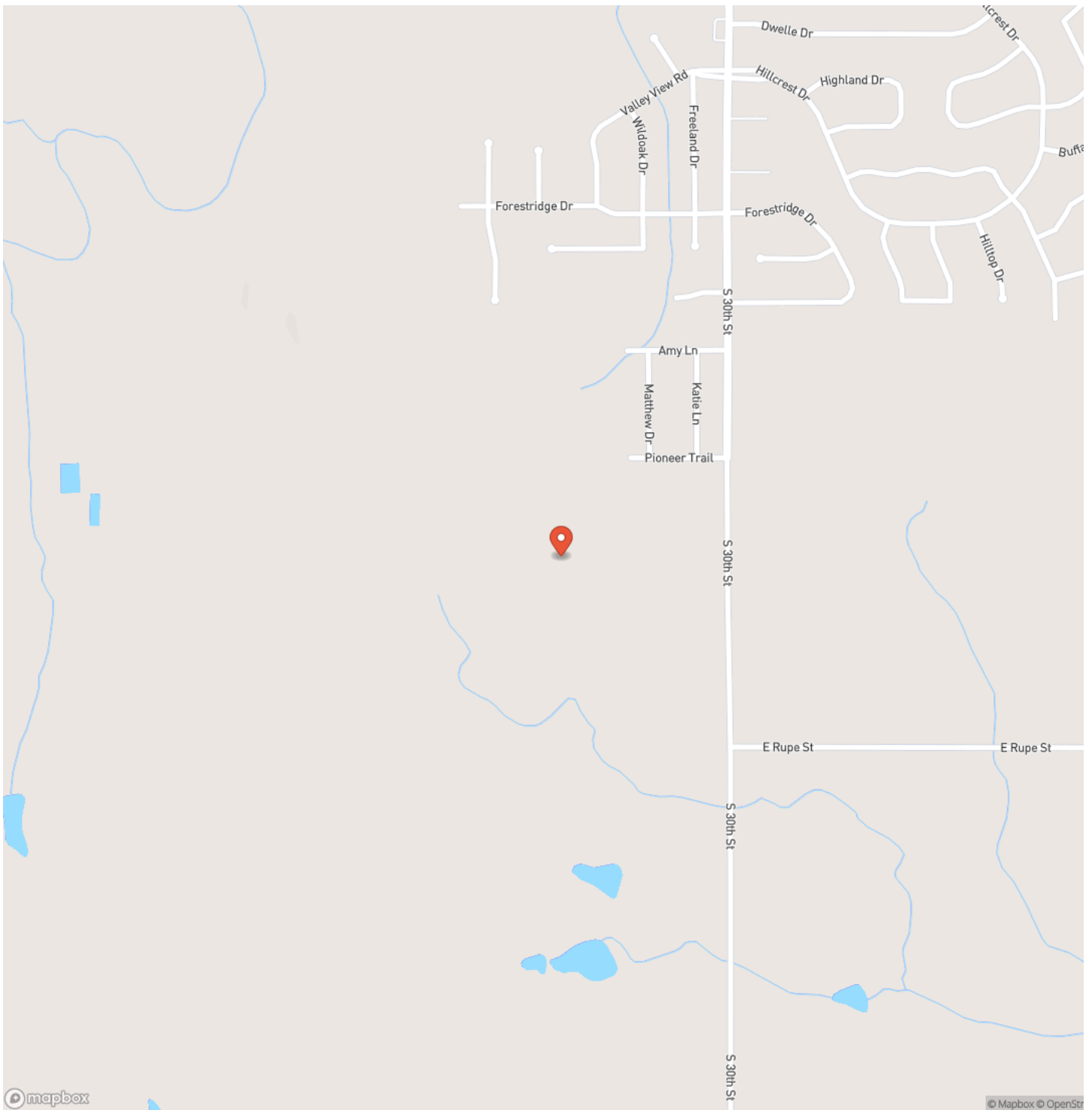
In addition to its development potential, the property offers practical agricultural options. The fertile soil and ample acreage could accommodate limited farming operations or landscaping enhancements, appealing to buyers interested in integrating green spaces or small-scale rural elements into their projects. The ponds serve as both a visual asset and a potential resource, while the open fields allow for adaptable site planning. This parcel combines strategic location with significant usable space, making it an ideal candidate for transformative development. With its accessibility, utility access, and natural attributes, this 306.4-acre property in Enid stands as a solid foundation for a profitable and impactful venture.

SELLER WILL DIVIDE

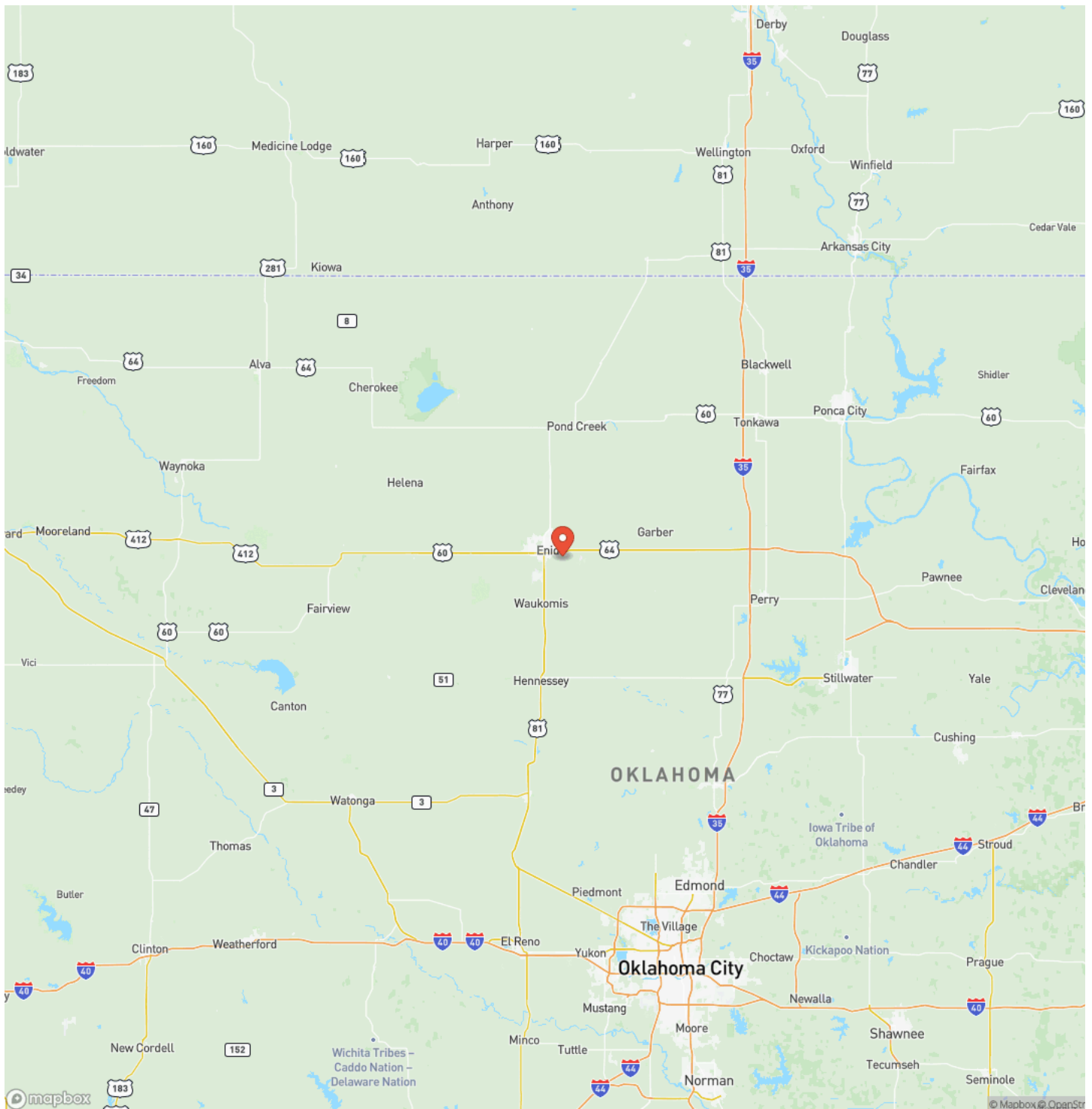
306.4 Acres - Enid City Limits!
Enid, OK / Garfield County



Locator Map



Locator Map



Satellite Map



306.4 Acres - Enid City Limits! Enid, OK / Garfield County

LISTING REPRESENTATIVE

For more information contact:



Representative

Blake Merritt

Mobile

(405) 317-8670

Office

(405) 317-8670

Email

blake@OklahomaLandmark.com

Address

City / State / Zip

NOTES

[illegible]

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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