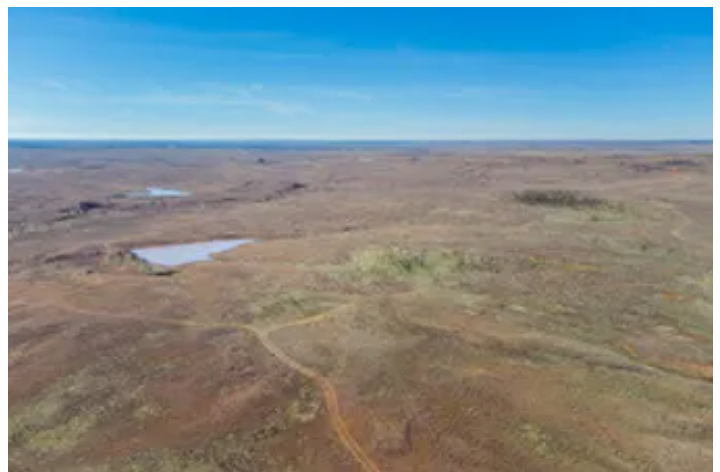


S-Bar Ranch
Snyder, OK 73570

\$1,290,600
478± Acres
Tillman County



S-Bar Ranch
Snyder, OK / Tillman County

SUMMARY

City, State Zip

Snyder, OK 73570

County

Tillman County

Type

Ranches, Farms

Latitude / Longitude

34.658959 / -98.951742

Dwelling Square Feet

2000

Bedrooms / Bathrooms

2 / 2

Acreage

478

Price

\$1,290,600

Property Website

<https://www.bartrealtyllc.com/property/s-bar-ranch-tillman-oklahoma/60048/>



S-Bar Ranch
Snyder, OK / Tillman County

PROPERTY DESCRIPTION

Welcome to S-Bar Ranch! This 400-acre gem in Tillman County is the perfect mix of rustic charm and potential.

The property features a 2,000 sq ft unfinished barndominium with 2 bedrooms and 2 bathrooms—ready for you to customize just the way you like. Plus, there's an old farmhouse that's full of character and could be a great renovation project or guest house.

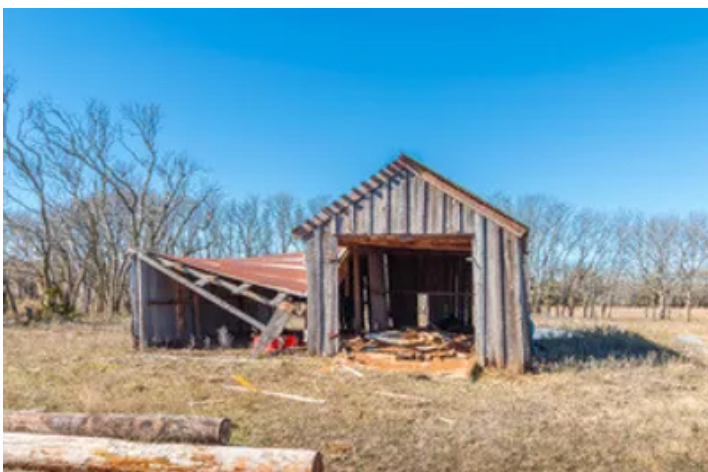
Nature lovers will appreciate the various ponds and creeks scattered throughout the ranch. Whether you're into farming, raising livestock, or just want a peaceful retreat, this place has it all.

Don't miss out on this amazing opportunity to own a versatile piece of land with endless possibilities. Come check out S-Bar Ranch and see what it can become for you!

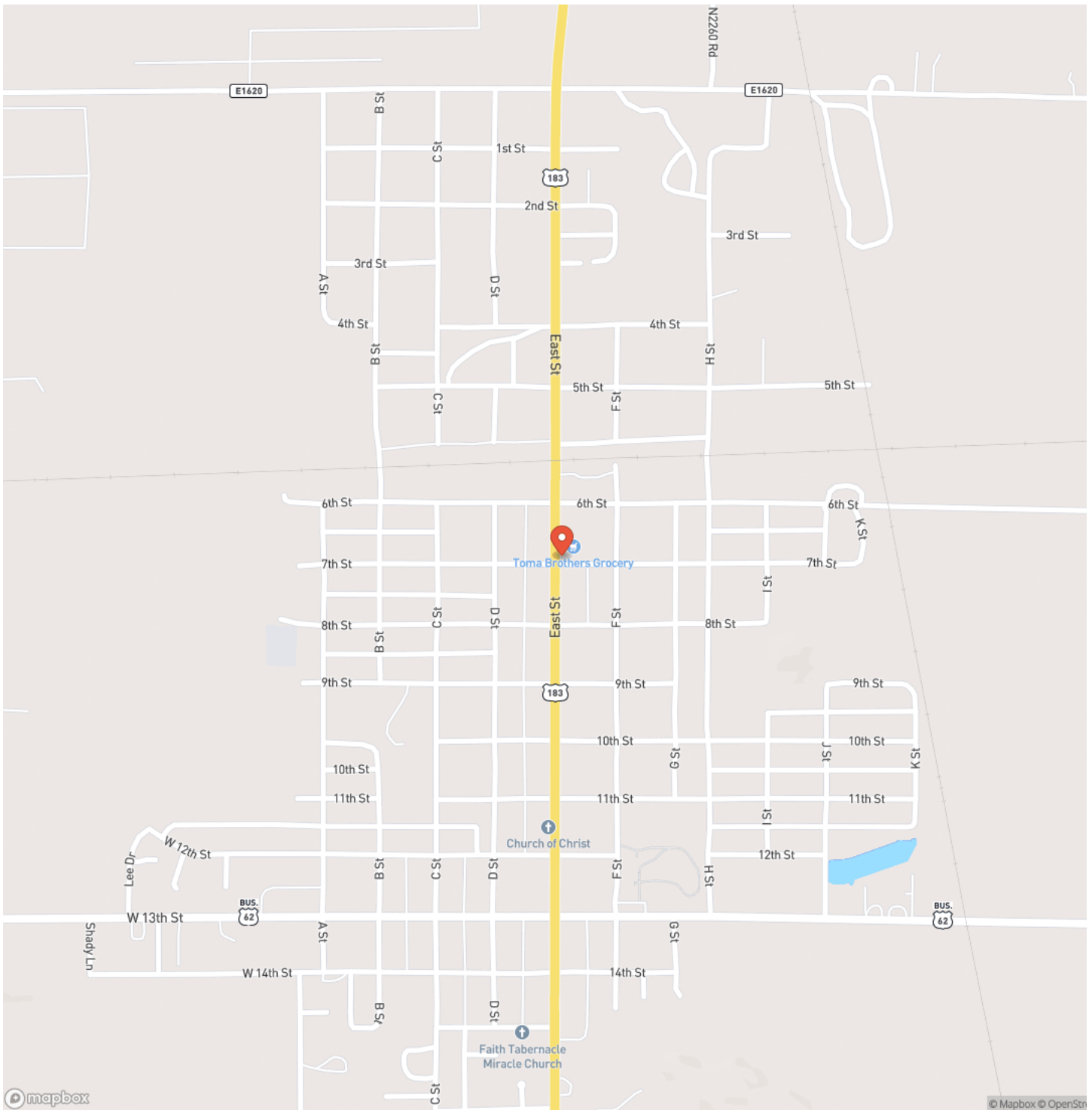
Shown by appointment only with Bar T Realty, LLC. Buyers brokers must be identified on first contact and must accompany buying prospect on first showing to be allowed full fee participation. If this condition is not met, fee participation will be at the sole discretion of Bar T Realty, LLC.



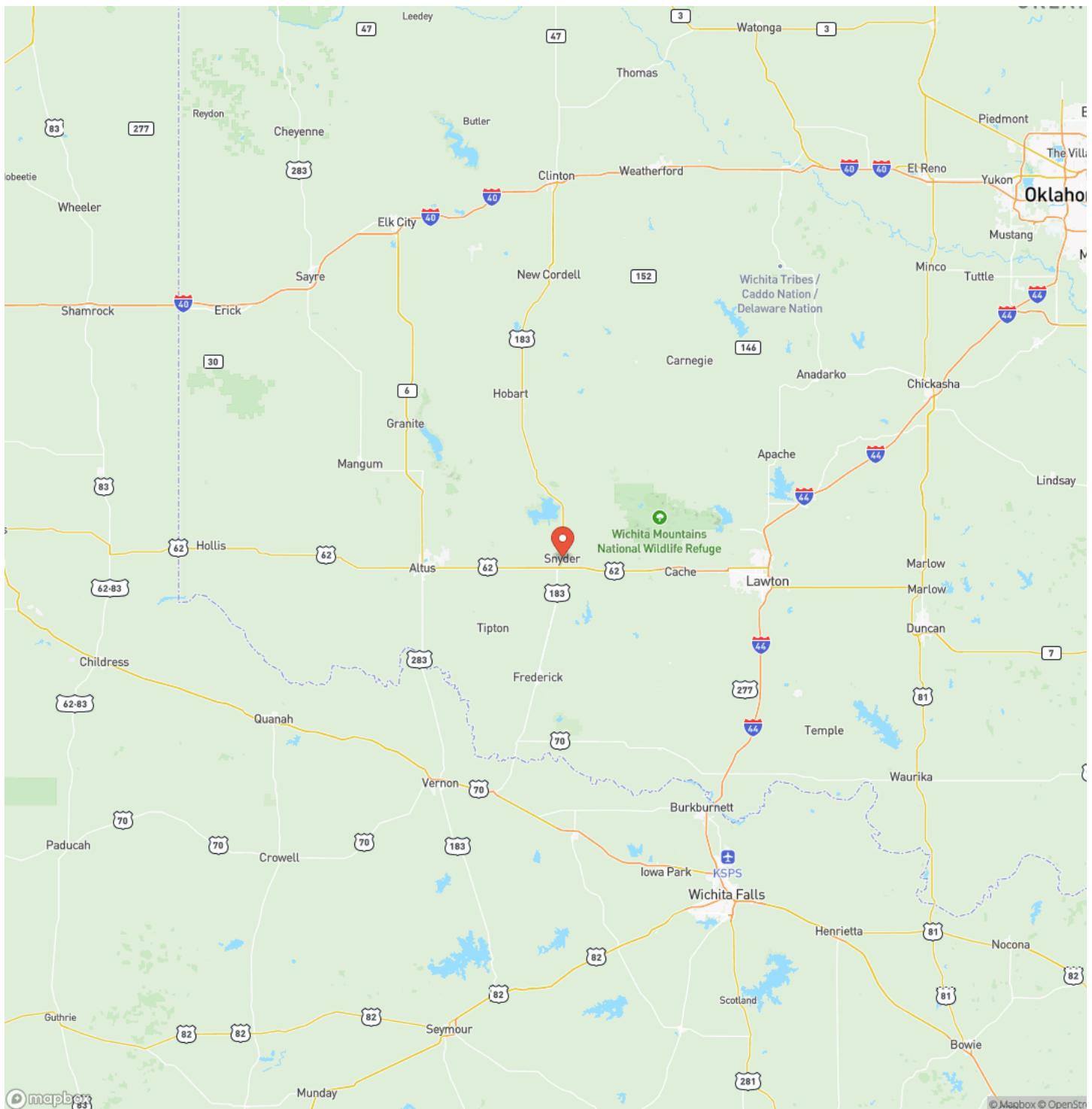
S-Bar Ranch
Snyder, OK / Tillman County



Locator Map



Locator Map



Satellite Map



S-Bar Ranch
Snyder, OK / Tillman County

LISTING REPRESENTATIVE

For more information contact:



Representative

Alexis Thompson

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Address

46 Samac Ln

City / State / Zip

Lampasas, TX 76550

NOTES



MORE INFO ONLINE:

www.bartrealtyllc.com

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