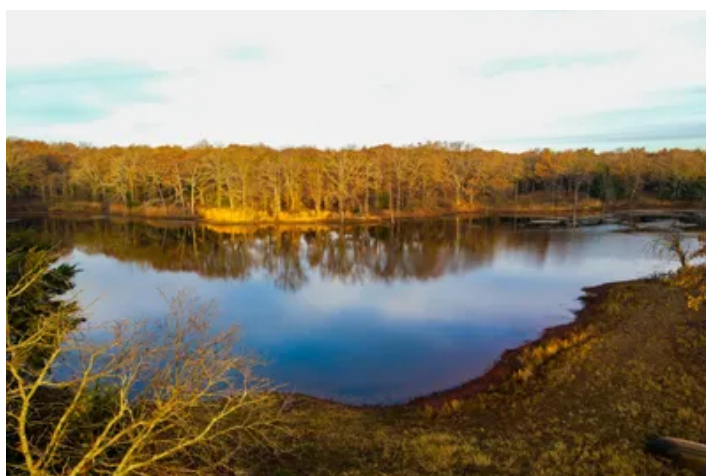


**Beautiful Timbered 70 Acres With Private Pond, Trails,
and Scenic build sites**
E 980 Road
Wellston, OK 74881

\$550,000
70± Acres
Lincoln County



Beautiful Timbered 70 Acres With Private Pond, Trails, and Scenic build sites
Wellston, OK / Lincoln County

SUMMARY

Address

E 980 Road

City, State Zip

Wellston, OK 74881

County

Lincoln County

Type

Recreational Land, Undeveloped Land, Hunting Land

Latitude / Longitude

35.593144 / -97.023048

Acreage

70

Price

\$550,000

Property Website

<https://cedarcreeklandandhome.com/property/beautiful-timbered-70-acres-with-private-pond-trails-and-scenic-build-sites-lincoln-oklahoma/94292/>



Beautiful Timbered 70 Acres With Private Pond, Trails, and Scenic build sites

Wellston, OK / Lincoln County

PROPERTY DESCRIPTION

The Lincoln 70 is a complete property with so much to offer its new owner! As you enter the property, there is a maintained gravel entrance with a turnaround along with a high cube 40' storage container that will stay with the property. The open grass pasture at the entrance is a great spot to build a new home, with this being one of the higher spots on the property so you can enjoy the sunrise and sunsets.

The current owner went through the process of selectively removing cedars on the property and creating more open spaces that the cedars had claimed. There are several trails that meander through the mature timber, around the pond, and through the open pastures. The woods are really enjoyable with a high canopy of primarily mature oaks and hickories.

There is a wet weather creek that feeds south from the pond with waterfalls and big boulders. On the east side of this creek, there is a wide bench where deer travel, and the bucks have really put down a lot of rubs this year in this area. On the west side of the same creek is a trail leading to a little open meadow with one big cedar in the middle, a perfect location for a food plot surrounded by timber. Further south from this central opening is another wet weather creek that runs east and west.

The south end of the property is also another travel corridor, and there is sign all over the place where deer travel. With the diverse topography and the perfect mix of open pasture and timber, you will not be disappointed if you enjoy deer hunting. It would be very easy to establish a couple food plots and have a productive fall.

In the center of this property is a beautiful pond almost completely surrounded by mature trees with access to fish the entire perimeter! Along with fishing, ducks and geese are seen year round because of its seclusion. The east side of the property is another high point with incredible views of the pond and sunsets offering another great build site for a home or cabin if you wanted to be off the road and more secluded. The mix of open pasture and woods along with water and the extensive trails completes this property making it ideal for all times of the year.

Located just 1.5 miles west of Highway 177 on a well maintained gravel road and only 8 miles from the newly constructed turnpike exit in Wellston. Access to the OKC metro is another key selling point. If you have been looking for a property that you could use for recreation or to build on and not be an hour from the OKC metro, then this property is really worth a look!

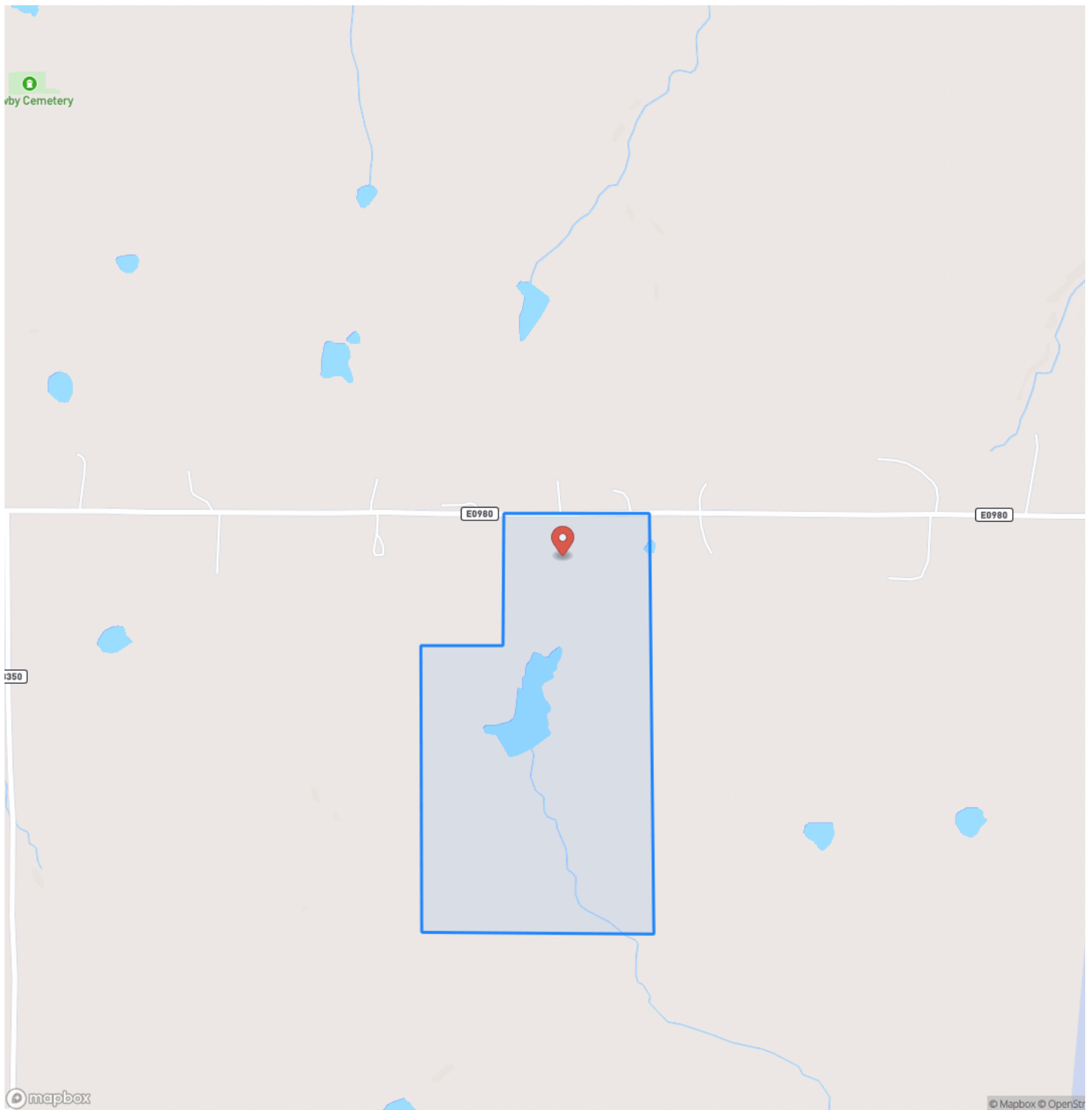
MORE INFO ONLINE:

<https://cedarcreeklandandhome.com>

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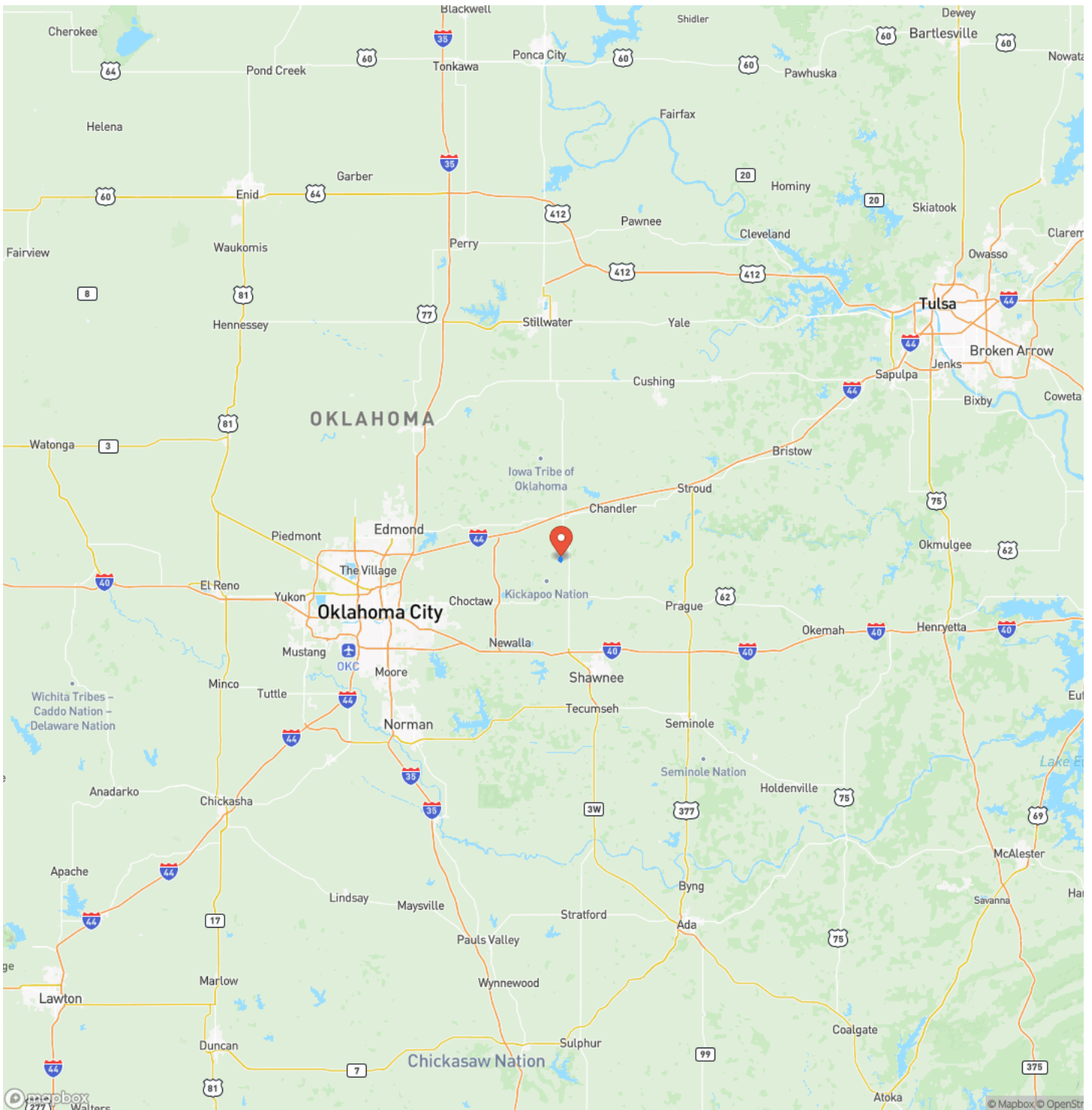


Locator Map



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Wellston, OK / Lincoln County

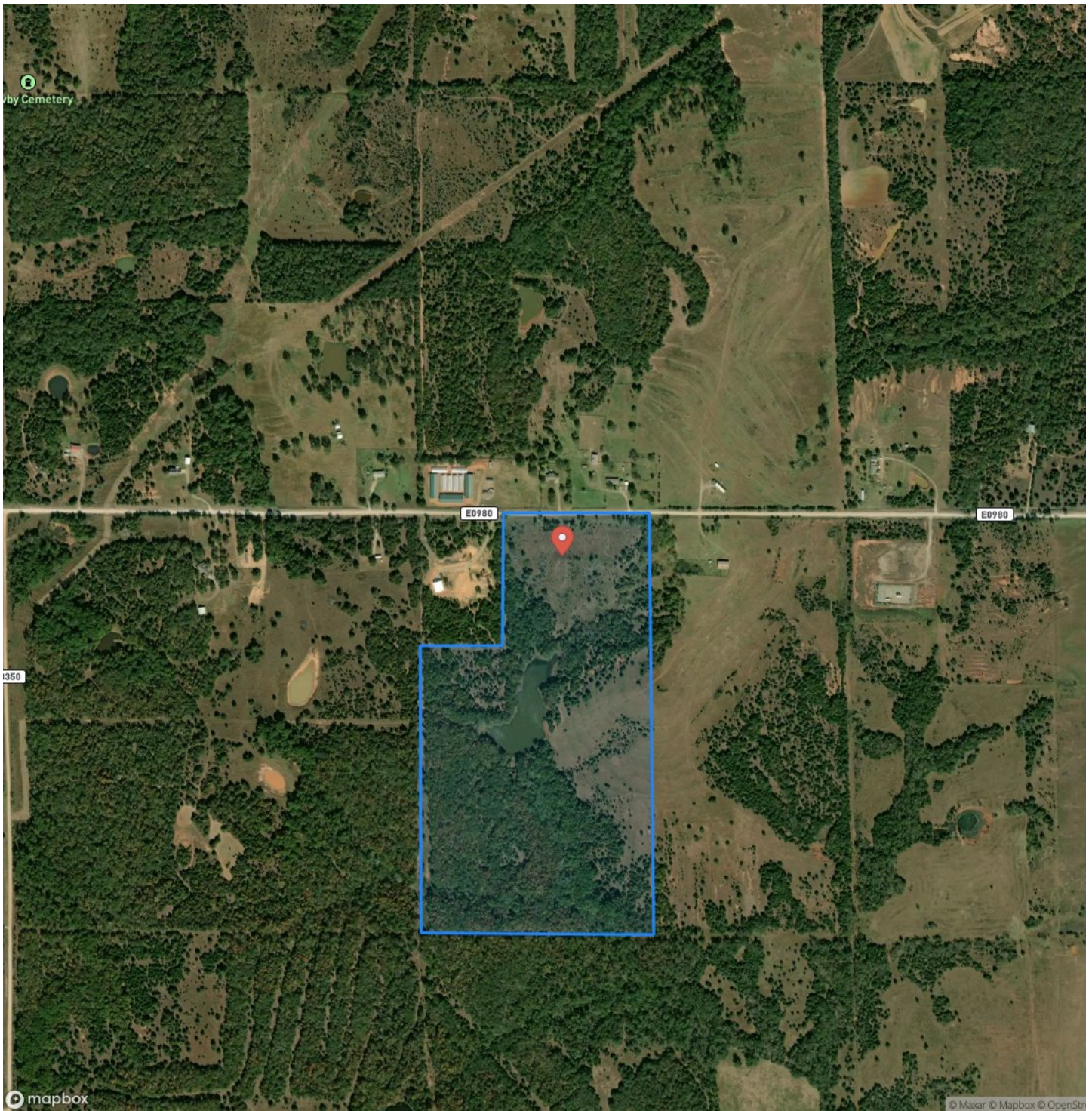
Locator Map



MORE INFO ONLINE:

<https://cedarcreeklandandhome.com>

Satellite Map



Beautiful Timbered 70 Acres With Private Pond, Trails, and Scenic build sites

Wellston, OK / Lincoln County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jackson Greene

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(405) 503-0878

Email

jackson@cedarcreeklandandhome.com

Address

3705 W Memorial Rd. #1405

City / State / Zip

NOTES

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.

MORE INFO ONLINE:

<https://cedarcreeklandandhome.com>

This image shows a full page of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

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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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