

9.74 +/- Unrestricted Acres in Oklahoma County!  
800 S. Luther Road  
Choctaw, OK 73020

**\$199,500**  
9.68± Acres  
Oklahoma County



**9.74 +/- Unrestricted Acres in Oklahoma County!**  
**Choctaw, OK / Oklahoma County**

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**SUMMARY**

**Address**

800 S. Luther Road

**City, State Zip**

Choctaw, OK 73020

**County**

Oklahoma County

**Type**

Undeveloped Land

**Latitude / Longitude**

35.4563 / -97.1945

**Acreage**

9.68

**Price**

\$199,500



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### **Choctaw, OK / Oklahoma County**

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#### **PROPERTY DESCRIPTION**

Bring your horses, build your barn, or design the custom home you've been dreaming of—this unrestricted 9-acre tract in Choctaw Estates gives you the freedom to live life your way. A scenic mix of hearty pastures and mature trees provides the perfect backdrop for a hobby farm, small ranchette, or simply a private retreat with room to spread out. The pond at the back of the property adds a spot to fish, watch wildlife, or relax in peace, while the open layout invites UTV rides, target practice, gardening, or evenings under wide Oklahoma skies. Practical features make this land ready to go, with blacktop road frontage, power and high-speed internet at the property line, and excellent water well potential—wells in the area average around 180 feet deep, per the Oklahoma Water Resources Board. The location is just as appealing, placing you in the highly rated Choctaw School District and only minutes from the Kickapoo Turnpike and I-40, ensuring quick commutes while still offering plenty of privacy. Whether your vision is a family homestead, a working hobby farm, or a peaceful place to recharge, this property delivers the versatility, space, and convenience to make it happen.

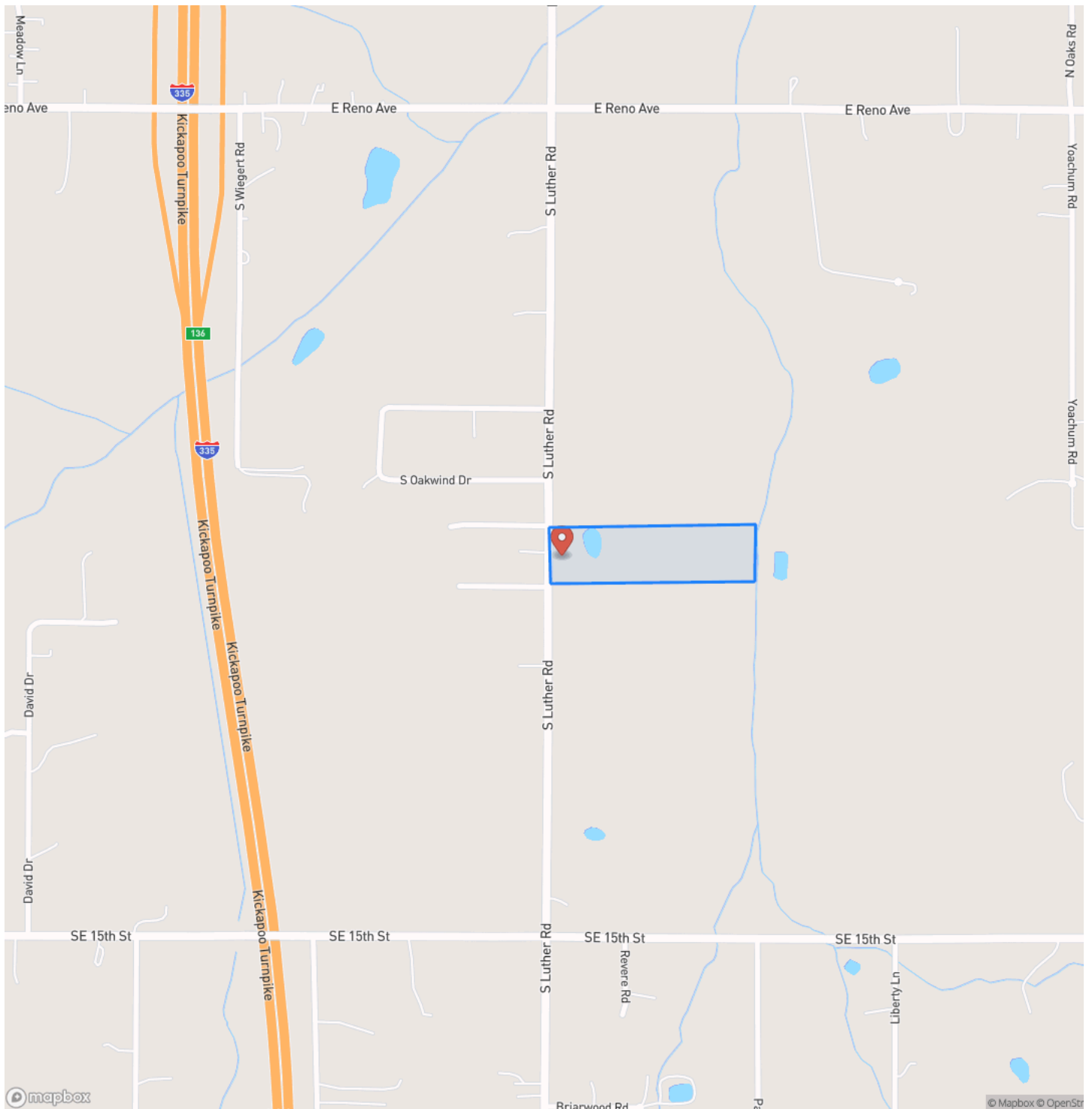


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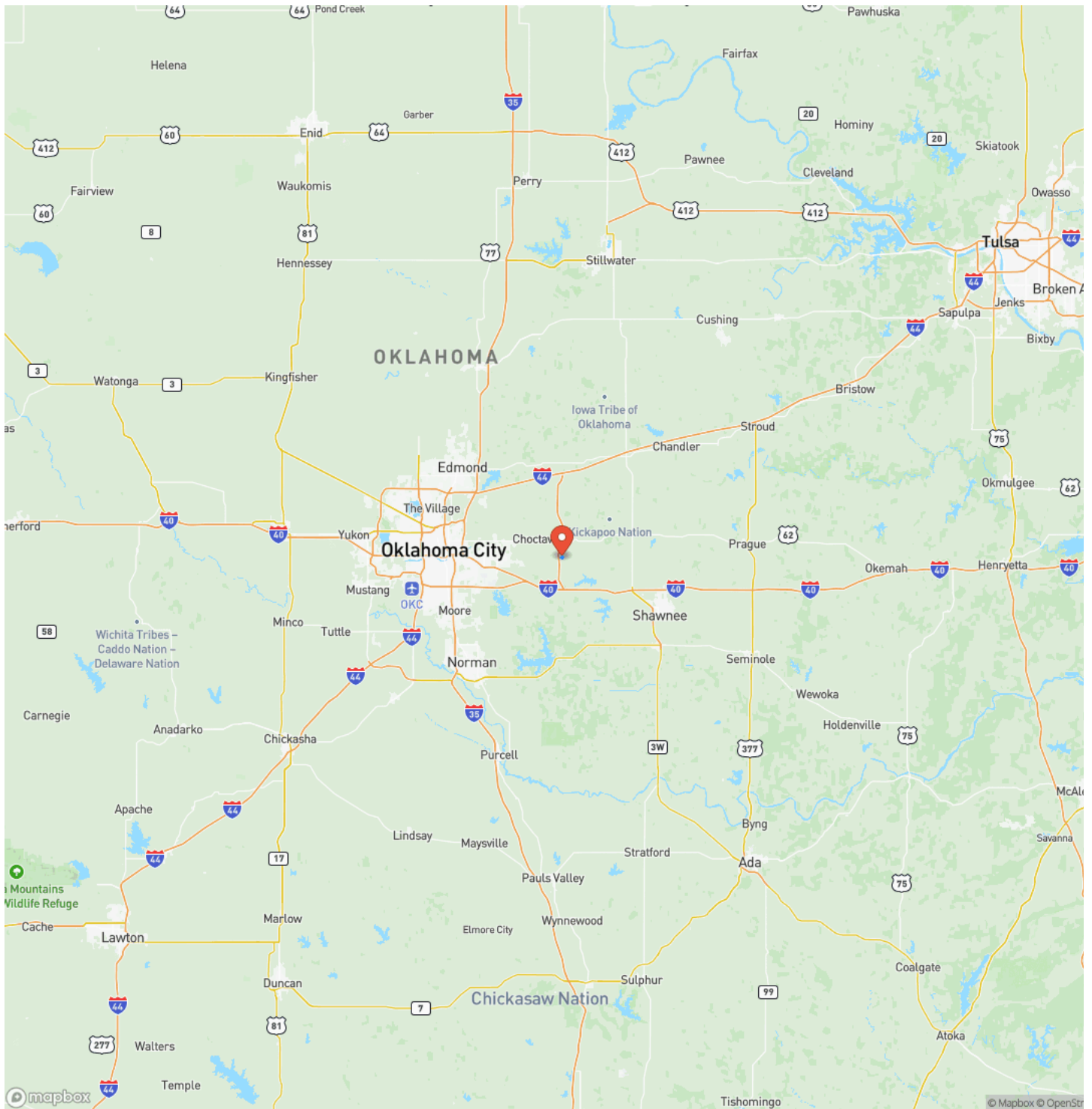
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## Locator Map



## Locator Map





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## Satellite Map



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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Brian Rickard

## Mobile

(405) 642-7762

## Email

brian@oklahomalandmark.com

**Address**

6501 Avondale Drive

## City / State / Zip

Oklahoma City, OK 73116

## NOTES

[illegible]



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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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**Metro Mark Real Estate**  
6501 Avondale Drive  
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