

Valley Ridge Lot & Build Opportunity
Woodland Ave
Sapulpa, OK 74066

\$12,500
0.88± Acres
Creek County



Valley Ridge Lot & Build Opportunity Sapulpa, OK / Creek County

SUMMARY

Address

Woodland Ave

City, State Zip

Sapulpa, OK 74066

County

Creek County

Type

Recreational Land, Undeveloped Land, Lot

Latitude / Longitude

35.9851 / -96.088

Acreage

0.88

Price

\$12,500

Property Website

<https://arrowheadlandcompany.com/property/valley-ridge-lot-build-opportunity/creek/oklahoma/102223/>



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PROPERTY DESCRIPTION

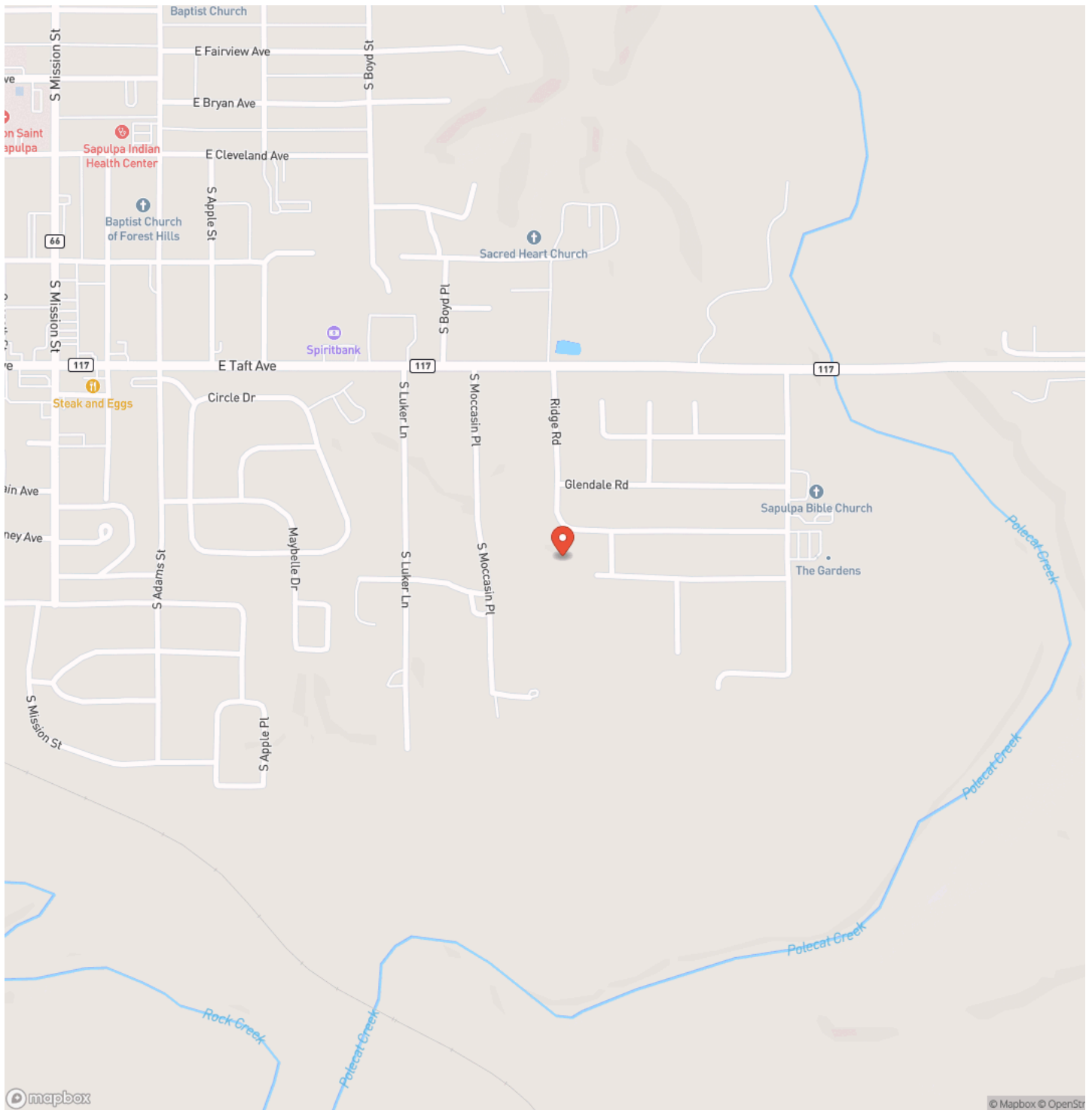
Located in the back of the Valley Ridge Addition in Sapulpa, this 0.88 +/- acre lot in Creek County offers a great opportunity to build in an established and welcoming neighborhood. With road access from Woodland Avenue, the lot sits toward the back of the addition, giving it a more private feel while still being part of the community. The property currently has a wooded setting, with a wet-weather creek running through it. With clearing work, this lot would set up well for a beautiful homesite while still allowing room to keep some of the trees for privacy and shade. The neighboring property has already been cleared and development has started, giving a strong example of the build potential this lot offers! With surrounding homes already in place throughout the addition, utilities are nearby and make the process of development more convenient. The location is another major advantage, being less than 2 ± miles from Sapulpa High School, 9 ± miles from Jenks, 21 ± miles from Broken Arrow, and 23 ± miles from the Tulsa International Airport, with city amenities all within easy reach. With its private wooded setting, build potential, and location in an established neighborhood, this lot offers a great opportunity to create a beautiful home in Sapulpa! All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Hunter Bellis at [\(539\) 238-7693](tel:5392387693). Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.



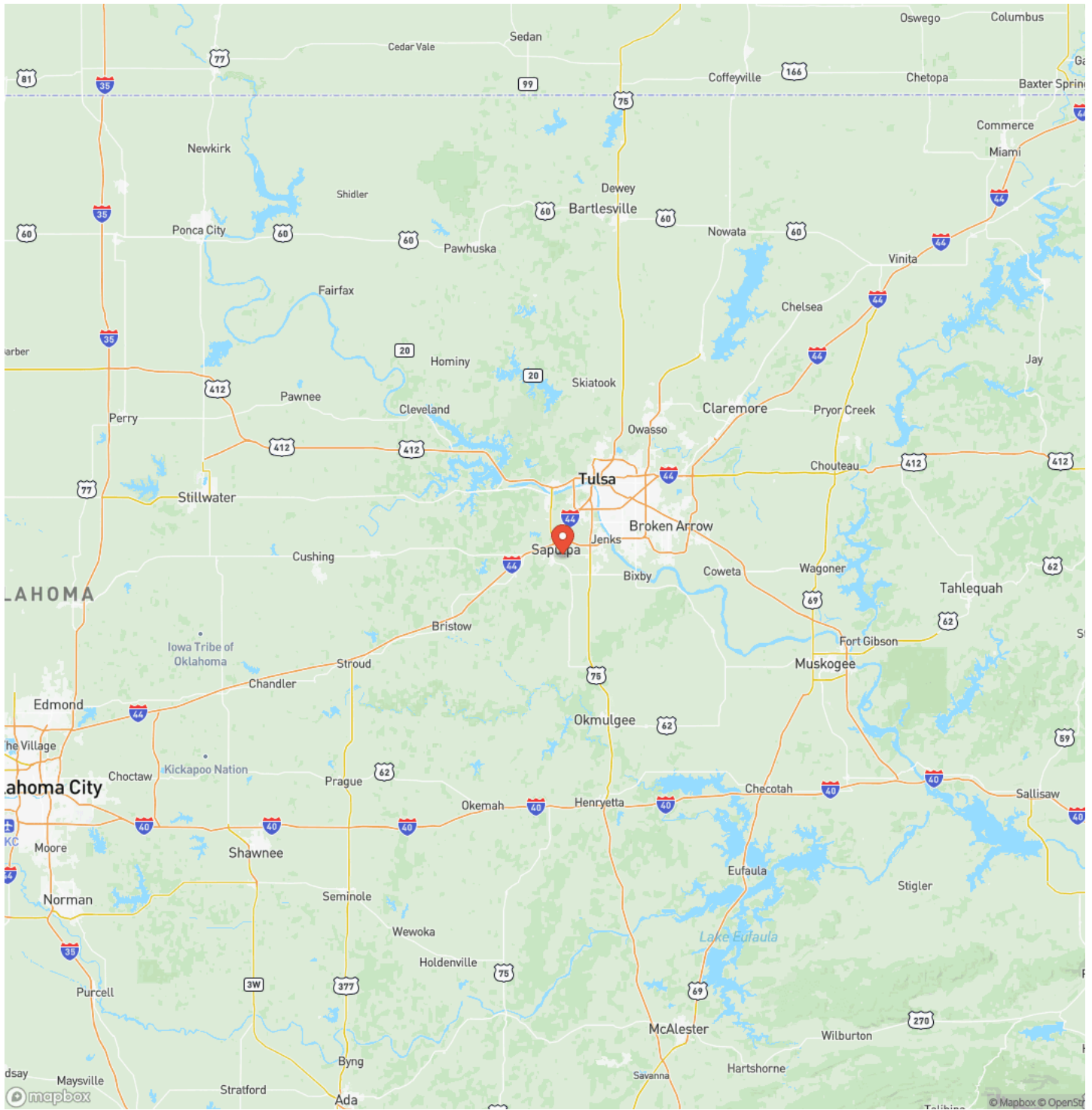
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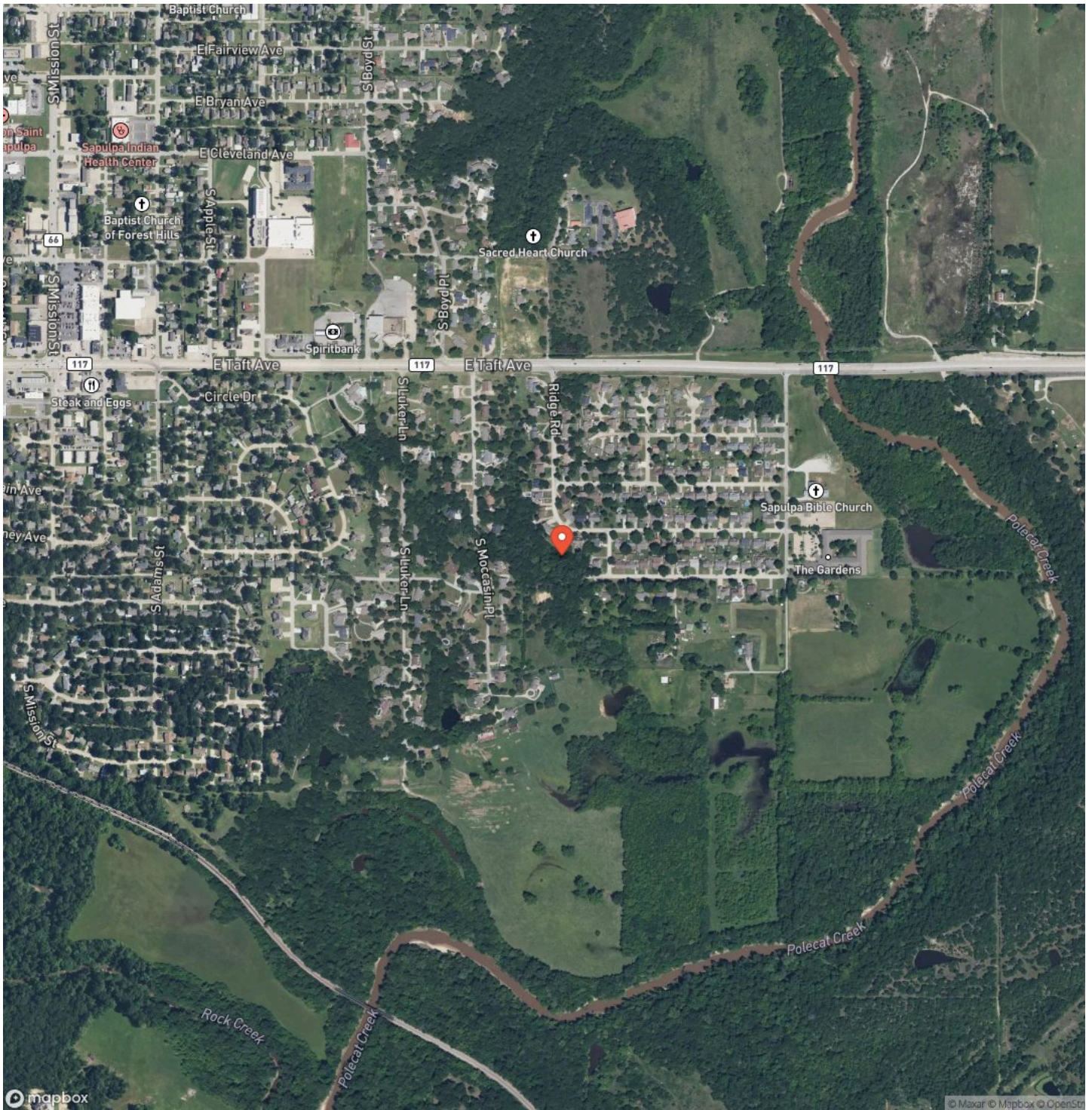
Locator Map



Locator Map



Satellite Map



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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