Patriot Pointe Lot 7
7 Patriot Pointe
Eufaula, OK 74432

$59,900
2.43± Acres
McIntosh County







SUMMARY

Address
7 Patriot Pointe

City, State Zip
Eufaula, OK 74432

County
McIntosh County

Type
Undeveloped Land, Recreational Land, Lot

Latitude / Longitude
35.3023 / -95.515718

Acreage
2.43

Price
$59,900

Property Website
arrowheadlandcompany.com







PROPERTY DESCRIPTION

Welcome to Patriot Pointe, one of Lake Eufaula's premier gated communities-offering lake living, recreation, and beautiful scenery in one of the top 10 bass and crappie fishing lakes in the nation! Located in McIntosh County, this 2.43 ± acre lot provides an excellent opportunity to build a dream home, lakehouse, or investment retreat with scenic lake views and plenty of space. Patriot Pointe features newly paved roads throughout the development, giving easy access to this lot and the full lineup of community amenities, including a swimming pool, neighborhood pavilion, pickleball court, playground, a fishing pond with a walking trail, and a gated entrance for privacy. Residents also enjoy community boat docks, offering direct access to Lake Eufaula's incredible fishing, boating, and water sports. The community is UTV/ATV-friendly, and waterfront features range from panoramic ridgeline views to walkable access to sandy beaches-bringing together the best of Oklahoma lake living. Conveniently located just 80 ± miles from Tulsa and Fort Smith, AR, this lot combines living by the lake with easy travel to major cities. Whether you're building a forever home or a lakehouse getaway, this property offers the perfect canvas in a truly exceptional community! Refer to photos to see community amenities. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Ruben Daniels at (580) 747-3407 .

When purchasing a property listed by Arrowhead Land Company, LLC, a Buyer's Broker, if applicable, must be identified on first contact and must be present at the initial showing of the property in order to participate in a real estate commission. If these conditions are not met, compensation, if any, will be at the sole discretion of Arrowhead Land Company, LLC.

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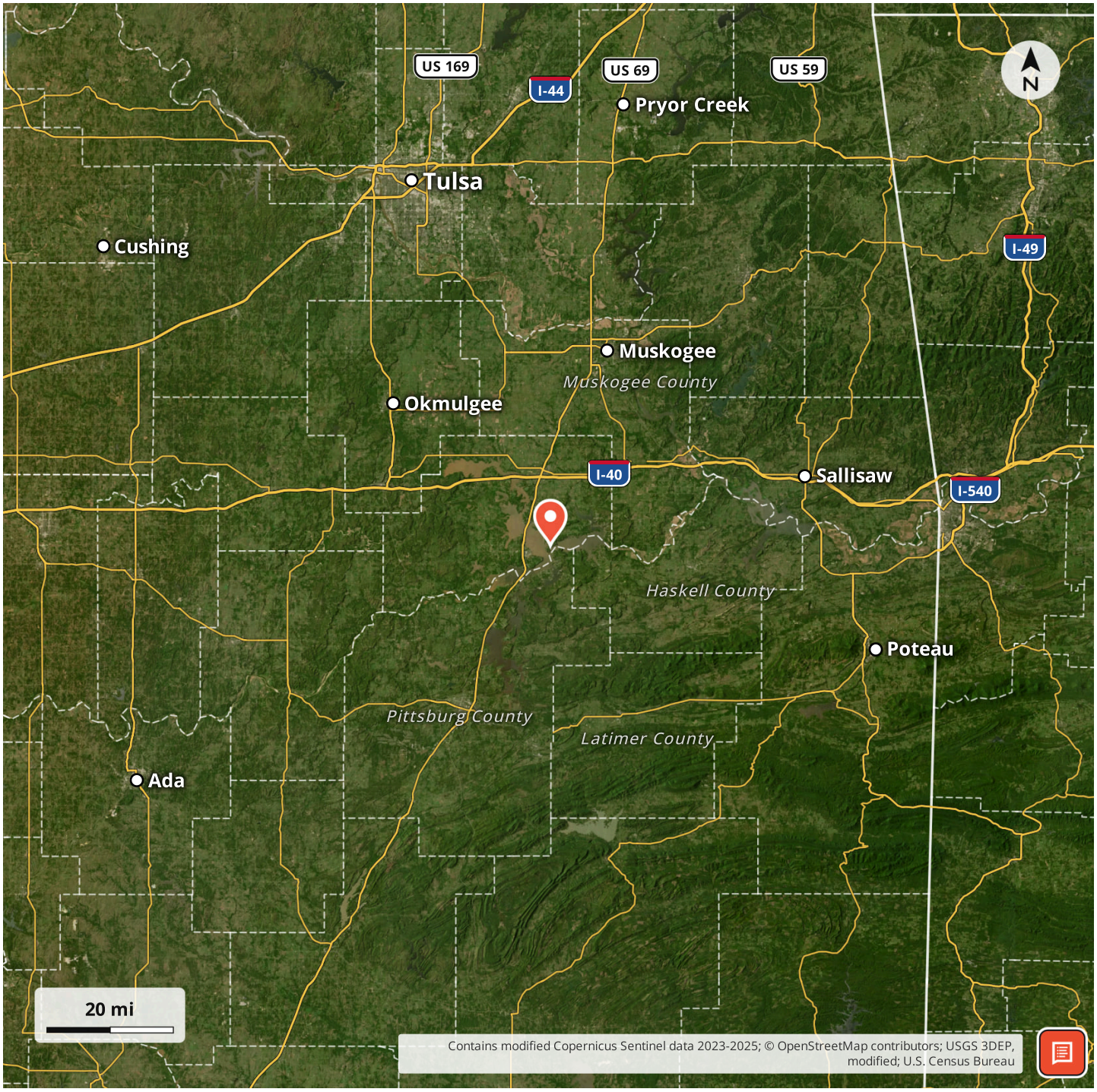








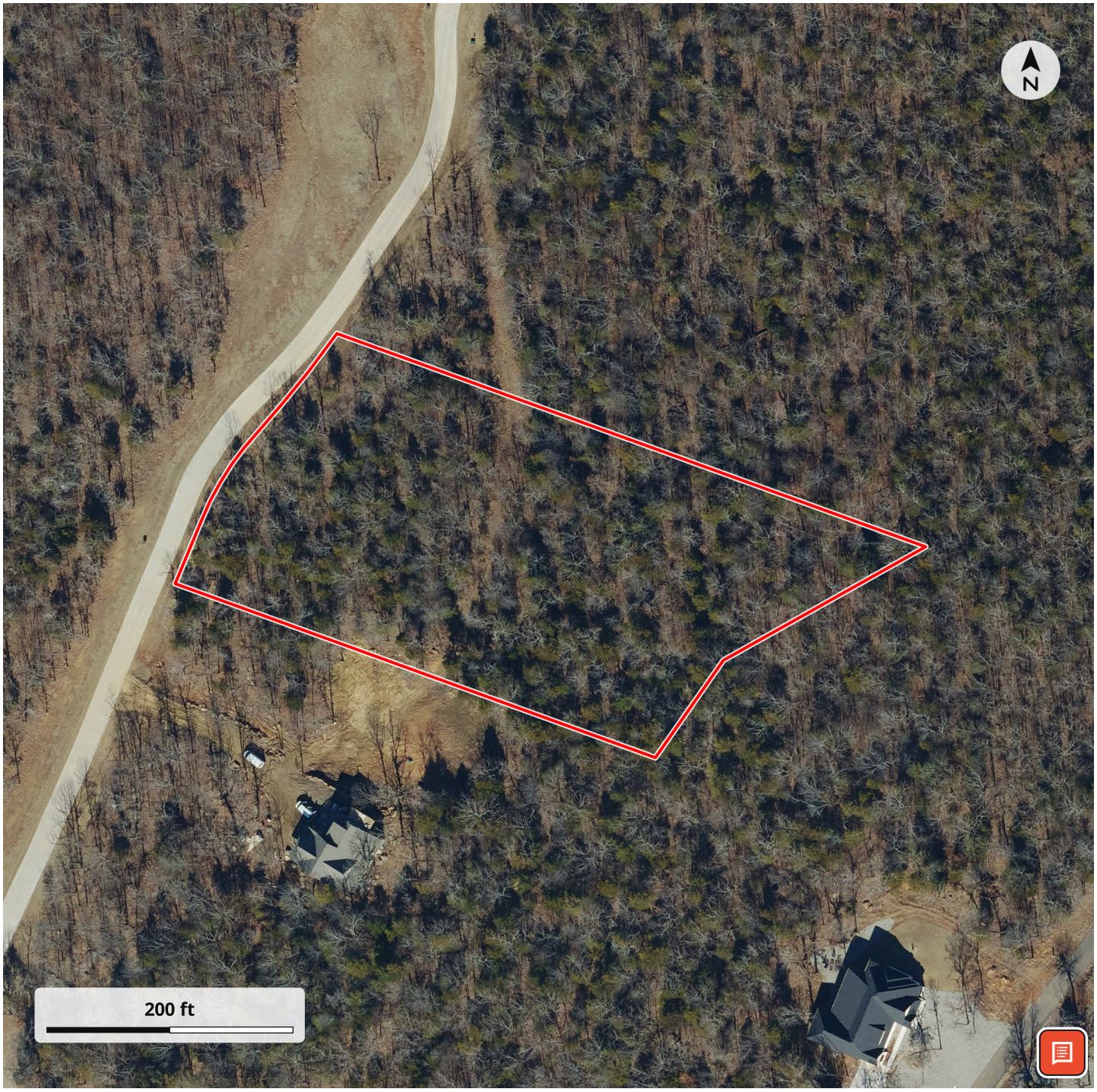
Regional Map



Locator Map

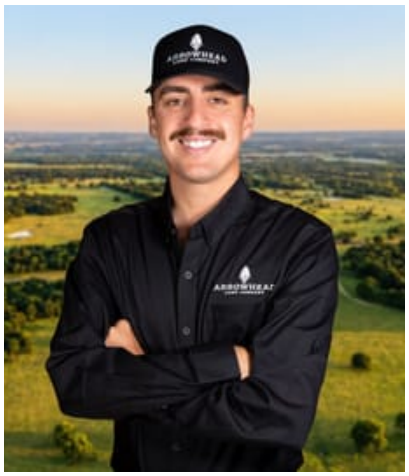

Vicki Rd
Fuller Way
N
1000 ft
USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip
Drummond, OK 73735

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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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