

"0.20-ACRE LOT LOCATED IN CHOUTEAU, OKLAHOMA"



\$ 11,987.00

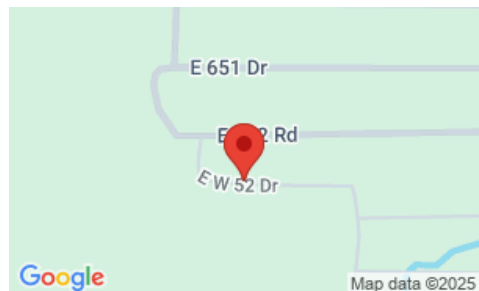
**006377-011040-000000 -
0.20 ACRES - E W 52 DR,
CHOUTEAU, OK 74337**

<https://agtpropertiesusa.com>

This 0.20-acre wooded lot in Lake Crest III Subdivision, Wagoner County, Oklahoma, is perfect for nature enthusiasts, offering an ideal spot for fishing trips and surrounded by wildlife. Mobile homes, stick builds, and manufactured homes are permitted on the property. While electricity is nearby, it requires installation. Water is provided...

E W 52 Dr, Chouteau, OK 74337

- Oklahoma
- Cash Discount Price
- Available



CALL US NOW

Phone: 813-285-5146

Email: sales@agtpropertiesusa.com

Address: 5804 Boyette Rd. Unit 7794 Wesley Chapel FL, 33545

BASIC FACTS

Property ID: 24464

Size: 0.20

County: Wagoner

Parcel ID: 006377-011040-000000

Approx Dimensions: 75' x 120' x 75' x 120'

State: Oklahoma

PROPERTY DETAILS

Status: Available

Cash Price: \$ 11,987.00

Term Option 1: \$250 down, \$250 for 60 months, for a total price of \$15,250

Term Option 2: \$350 down, \$350 for 39 months, for a total price of \$14,000

Term Option 3: \$450 down, \$450 for 29 months, for a total price of \$13,500

Google Map Link: Driving Directions

GPS Coordinates (center) at the road: 36.0715, -95.2958

Northwest Corner: 36.0718, -95.2959

Northeast Corner: 36.0718, -95.2957

Southwest Corner: 36.0715, -95.2959

Southeast Corner: 36.0715, -95.2957

Legal Description: Lake Crest III Lot 40 Blk 11

Elevation: 670'

Terrain: Uneven

Access: Dirt Road

Power: Provided by Lake Region Electric Cooperative (918) 772-2526

Water: Provided by Mayes Co RWD #2 (918) 476-8992) or Well

Sewer: A Septic Tank is Required

Zoning: AG - Agriculture General District

RV Living: Not Allowed

Mobile Home Living: Allowed

Manufactured Homes: Allowed

POA: None

Taxes Per Year: \$17.00

County Contact Information: For more information, call Wagoner County Planning & Zoning at: (918) 485-8123

Conveyance: Warranty Deed

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