

"0.20-ACRE LOT LOCATED IN CHOUTEAU, OKLAHOMA"



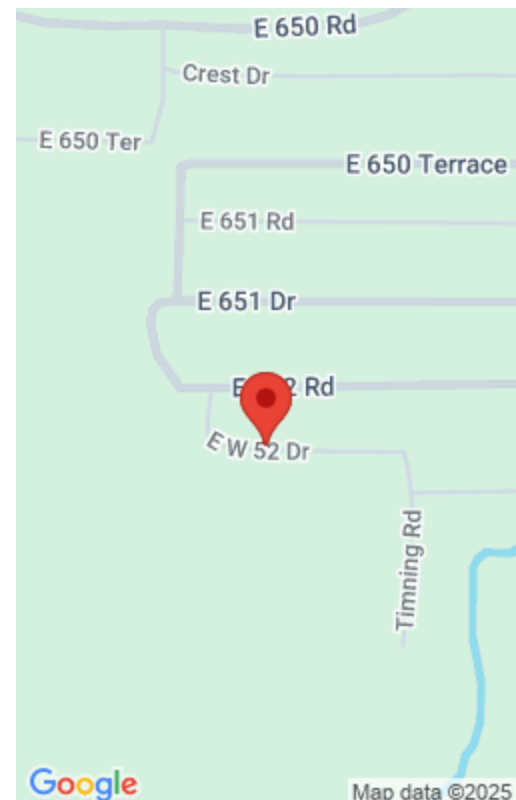
\$11,987

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

<https://agtpropertiesusa.com>

Owner Financing Available - 0.20 Acre Lot in Lake Crest
Subdivision This beautiful lot in the Lake Crest Subdivision offers
the perfect balance of peaceful living and outdoor adventure.
With no HOA restrictions and the freedom to place a mobile
home, stick-built, or manufactured home, you'll have flexibility to
create the lifestyle you want. Located...

- Oklahoma
- Cash Discount Price
- Available



Basics

Parcel ID: 006377-011040-000000

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

State: Oklahoma

Type: Oklahoma

Size: 0.20

County: Wagoner

Category: Cash Discount Price

Status: Available

Property Details

Cash Price: 11987

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

Google Map Link: [Driving Directions](#)

Northwest Corner: 36.0718, -95.2959

Southwest Corner: 36.0715, -95.2959

Legal Description: Lake Crest III Lot 40 Blk 11

Terrain: Uneven

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

Sewer: A Septic Tank is Required

RV Living: Not Allowed

Manufactured Homes: Allowed

Taxes Per Year: \$17.00

Conveyance: Warranty Deed

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

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

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

Northeast Corner: 36.0718, -95.2957

Southeast Corner: 36.0715, -95.2957

Elevation: 670'

Access: Dirt Road

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

Zoning: AG - Agriculture General District

Mobile Home Living: Allowed

POA: None

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

