



**\$ 4,500.00**

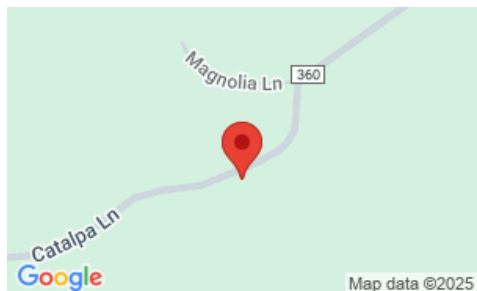
**23N22E-11-0-70260-000-0096  
- 0.70 ACRES - CATALPA LN.,  
EUCHA, OK 74342**

<https://agtpropertiesusa.com>

Located on Catalpa Ln, Eucha, Oklahoma, you can own this 0.70 acre-lot for only \$200 down! This can be your perfect getaway from the big city. There are no building restrictions! You can build your dream home, place a manufactured home, mobile home or RV on the property. Just minutes...

Catalpa Ln, Eucha, OK 74342

- Oklahoma
- Cash Discount Price
- Sold



**CALL US NOW**

Phone: 813-285-5146

Email: [sales@agtpropertiesusa.com](mailto:sales@agtpropertiesusa.com)

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

## BASIC FACTS

<b>Property ID:</b> 7521	<b>Parcel ID:</b> 23N22E-11-0-70260-000-0096
<b>Size:</b> 0.70	<b>Approx Dimensions:</b> 52' x 357' x 116' x 372'
<b>County:</b> Delaware	<b>State:</b> Oklahoma

## PROPERTY DETAILS

<b>Status:</b> Sold	<b>Cash Price:</b> \$ 4,500.00
<b>Term Option 1:</b> \$200 down, \$200 for 24 months, for a total price of \$5,000	<b>Term Option 2:</b> \$250 down, \$250 for 18 months, for a total price of \$4,750
<b>Term Option 3:</b> \$300 down, \$300 for 15 months, for a total price of \$4,800	<b>Google Map Link:</b> Driving Directions
<b>GPS Coordinates (center) at the road:</b> 36.4895, -94.9400	<b>Northwest Corner:</b> 36.4887, -94.9393
<b>Northeast Corner:</b> 36.4885, -94.9396	<b>Southwest Corner:</b> 36.4896, -94.9400
<b>Southeast Corner:</b> 36.4895, -94.9401	<b>Legal Description:</b> Lakemont Shores Spruce Hills Lot 96
<b>Elevation:</b> 820'	<b>Terrain:</b> Uneven
<b>Access:</b> Dirt Road	<b>Power:</b> Northeast Oklahoma Electric Cooperative (918-256-6405)
<b>Water:</b> Water Service - Delaware Co. RWD #12 (918-435-2944)	<b>Sewer:</b> A Septic Tank is Required
<b>Zoning:</b> Vacant-Residential Land	<b>RV Living:</b> Allowed
<b>Mobile Home Living:</b> Allowed	<b>Manufactured Homes:</b> Allowed
<b>POA:</b> None	<b>Taxes Per Year:</b> \$9.00

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**County Contact Information:** For more information, call Delaware County Planning & Zoning at: (918) 253 - 8542

**Type:** Oklahoma

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