



\$ 4,500.00

**23N22E-13-0-70100-001-0040  
- 0.49 ACRES - LAKEMONT  
SHORES ECHO, EUCHA, OK  
74342**

<https://agtpropertiesusa.com>

Build your vacation home on this beautiful property with No Restrictions, close to the Grand Lake O' the Cherokees! It is 30 minutes from Jay and an hour from Claremore. Being close to the lake, you can enjoy boating, fishing, and swimming. You can visit the many parks around, too....

Lakemont Shores Echo, Eucha, OK  
743242

• Oklahoma



**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

**Property ID:** 8001

**Size:** 0.49

**County:** Delaware

**Parcel ID:** 23N22E-13-0-70100-001-0040

**Approx Dimensions:** 50' x 275' x 110' x 255'

**State:** Oklahoma

## PROPERTY DETAILS

**Google Map Link:** [Driving Directions](#)

**GPS Coordinates (center) at the road:**  
36.478, -94.9104

**Legal Description:** Lakemont Shores Echo 1 Lot 40, Blk 1

**Elevation:** 920'

**Access:** Dirt Road

**Power:** Northeast Oklahoma Electric Cooperative (918-256-6405)

**Water:** Water Service - Delaware Co. RWD #12 (918-435-2944)

**Sewer:** A Septic Tank is Required

**Zoning:** Vacant-Residential Land

**RV Living:** Allowed

**Mobile Home Living:** Allowed

**Manufactured Homes:** Allowed

**POA:** None

**Taxes Per Year:** 6

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

**Conveyance:** Warranty Deed

**Type:** Oklahoma

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