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Your Brand for Ranch & Trophy Properties

World Class Ranches Team Brokered by EXP Realty

320 E. Carl Albert Parkway, B1 | McAlester, OK 74501

Crystal 110 - skb

\$171,925.00



Beautiful combination of Hay meadow & Hardwood forest. As is, this is a wonderful location for anyone who appreciates a nice piece of property with easy access & ready for your livestock & for hunting. Utilities are already on the property. It is fenced & cross fenced, and could be easily divided. Property is about 30 to 40% open.

Property Highlights

Price Per Acre: \$2,125

Acreage: 110 Acres

Location: About 2 hrs., 15 min. from Dallas, TX and about 2 hrs.,

Closest Town: Atoka, OK

Access: State Highway and County Road

Taxes: \$\$84.06 Estimated for 2013

Topography: Flat to very gently rolling

Improvements: Barn, well, fencing, pond

Forage: Improved Bermuda and Native grasses

Water: Rural water, pond, well, seasonal streams

Wildlife: Whitetail deer, turkey, squirrels, dove and other

Utilities: Rural water, electricity, well

Development Potential

Almost one-half mile of State Highway frontage and over

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Sandy Brock Bahe

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918-470-4710