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World Class Ranches Team Brokered by EXP Realty

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

Atoka County 101-skb

\$177,520.00



Perimeter fencing, some of which is in excellent condition, but hasn't been repaired since a 2010 tornado toppled some big oaks. This property would work nicely for someone wanting a weekend getaway or the family who wants to build on its own hunting land with easy access to town and good schools, and the potential to keep a few horses or small livestock.

Property Highlights

Price Per Acre: \$1750

Acreage: 101.44 Acres m/l

Location: 1&1/2 hours north of Dallas, TX and 1&1/4 miles

Closest Town: Tushka, Oklahoma, 74525

Access: County Road that ends in property.

Taxes: \$2013 taxes - \$74.02

Topography: Scenic rolling hills and ridges with nice mix of

Forage: love grass, native grasses, acorns

Capacity: Could support a few horses or small livestock.

Water: Two dug ponds and three seasonal creeks, one of which

Wildlife: whitetail deer, turkey, quail, squirrel, and other

Utilities: Electricity and rural water to southeast corner.

Development Potential
Property has abandoned mobile home in southeast corner.

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