

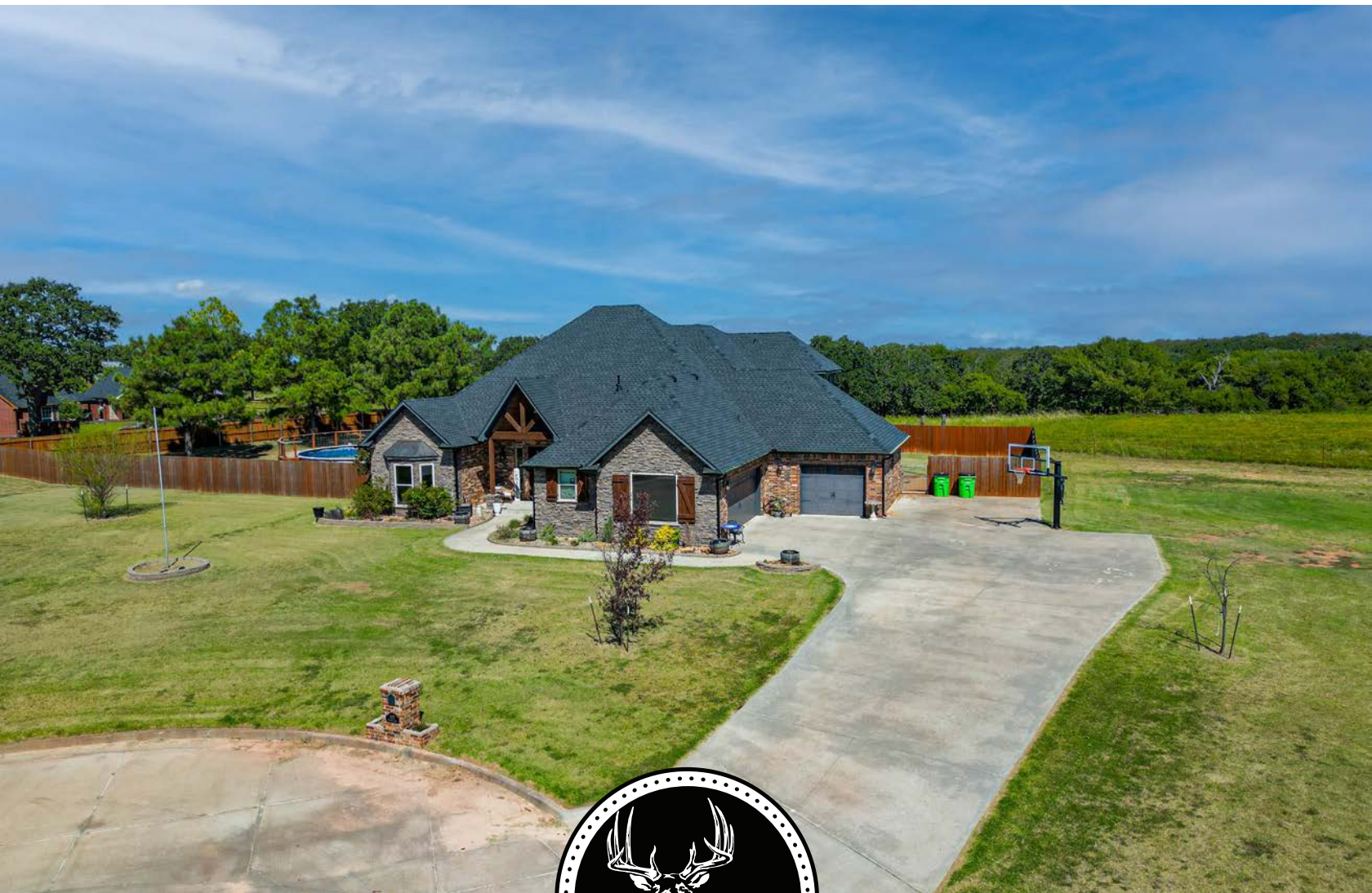
MIDWEST LAND GROUP PRESENTS

**.8 ACRES IN**

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# **LINCOLN COUNTY OKLAHOMA**

**1520 DOGWOOD DRIVE, PRAGUE, OK 74864**



**MidwestLandGroup.com**



MIDWEST LAND GROUP IS HONORED TO PRESENT

# GORGEOUS HOME IN HIGHLY SOUGHT-AFTER NEIGHBORHOOD

This stunning 5 bedroom, 3.5 bathroom home, sprawling across 3,504 square feet, is nestled on 2 lots at the end of the desirable Forest Ridge Estates in Prague, Oklahoma. Perfectly designed for entertaining, the open layout features a kitchen that flows seamlessly into the living room and an incredible covered back porch.

The spacious fenced backyard is a family paradise with ample room for play, an above-ground pool with a large deck, and plenty of space for outdoor activities. Inside, the main level offers three bedrooms, including a master suite with a luxurious bathroom and an impressive closet. Two of the bedrooms are thoughtfully located on one side of the house, with a convenient bathroom between them.

Upstairs, you'll find two additional bedrooms, a full bath, a versatile sitting/play area, and a walk-in attic with built-in storage. The home also boasts a new roof installed in 2023, a 2-car garage, as well as a third smaller garage space perfect for you golf cart, ATV, or mowing equipment.

This property combines comfort and convenience with its spacious interior, expansive outdoor area, and modern amenities—all set within the serene Forest Ridge Estates and just minutes from the local school district. Call Michael today to set up your private showing!





# PROPERTY FEATURES

PRICE: **\$465,000** | COUNTY: **LINCOLN** | STATE: **OKLAHOMA** | ACRES: **0.80**

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- 5 bedroom, 3 1/2 baths
- Prague Schools
- Spacious fenced backyard
- Above-ground pool with large deck
- Granite countertops throughout
- Nice size pantry
- Covered back porch
- Stainless steel appliances
- Walk-in attic with built-in storage.
- New roof in 2023





# OPEN LAYOUT





# GRANITE COUNTERTOPS

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# MASTER SUITE W/ A LUXURIOUS BATHROOM

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# 5 BEDROOM, 3 1/2 BATHS





# SPACIOUS FENCED BACKYARD

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## COVERED BACK PORCH

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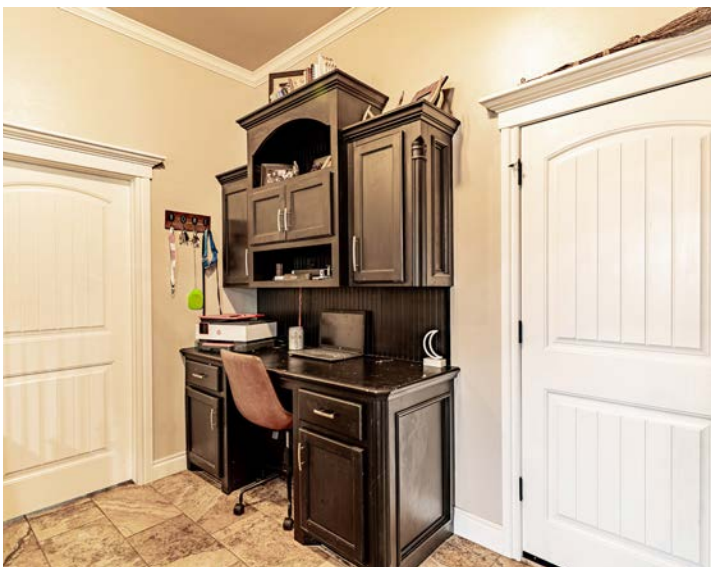
## ABOVE-GROUND POOL WITH LARGE DECK

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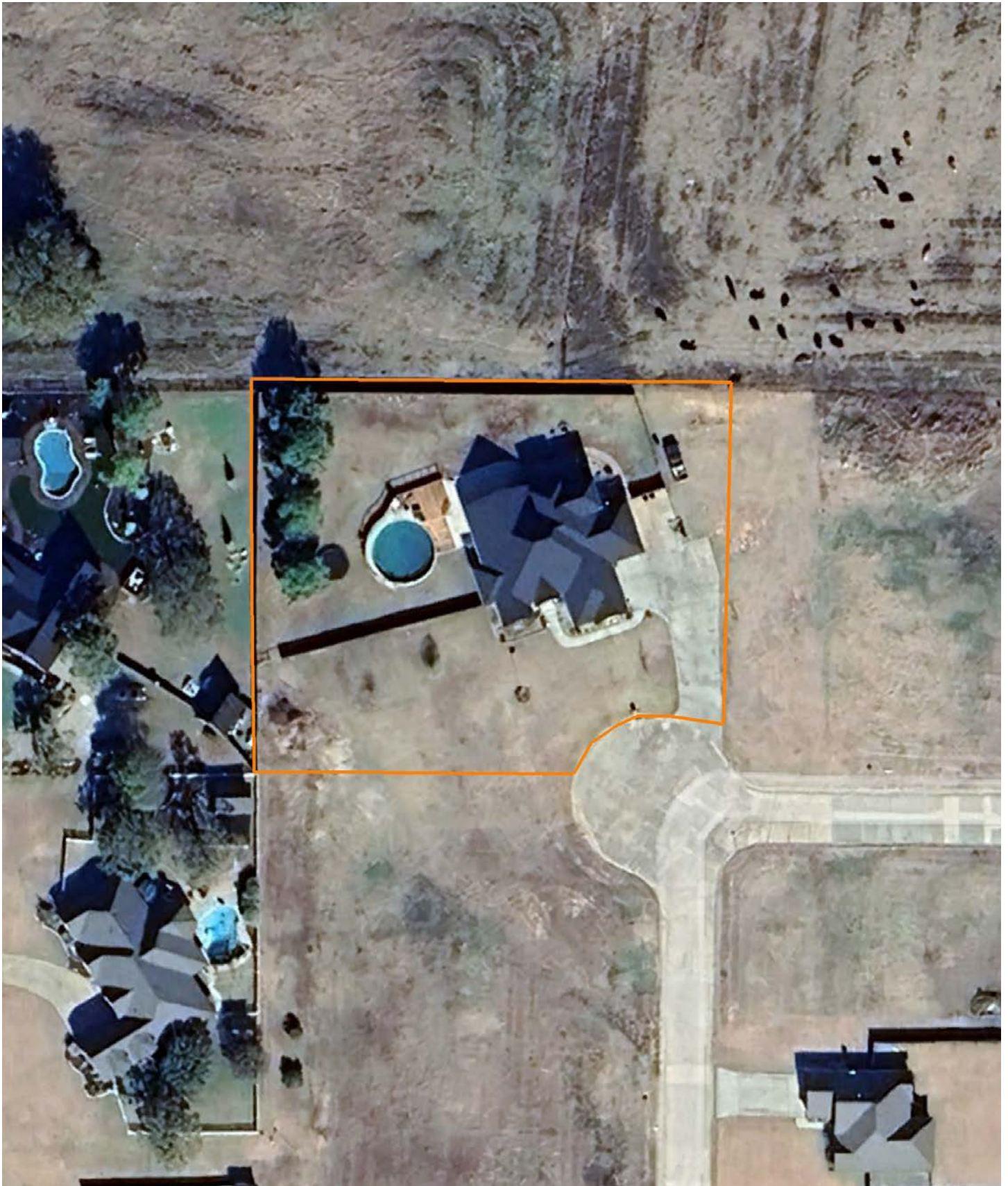
# ADDITIONAL PHOTOS





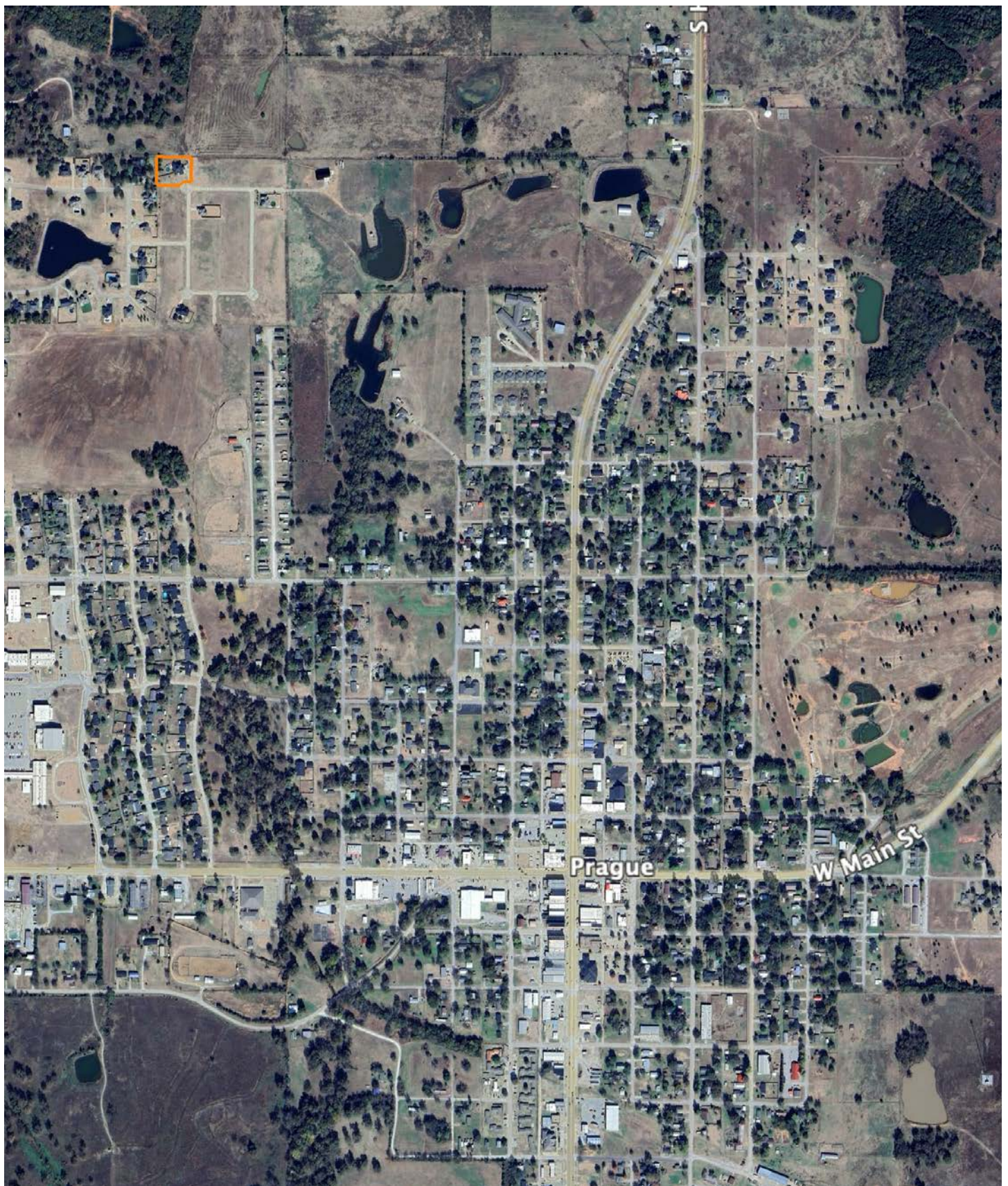
# AERIAL MAP

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# OVERVIEW MAP





# AGENT CONTACT

With Michael Gill as your Midwest Land Group agent, you can rest assured that he will do his homework on any land you are buying or selling. He'll be out in the Ranger, driving a property for sale to determine whether it meets your specific criteria before showing it. You'll see him out walking your land, getting to know every trait that a potential buyer would love. Michael understands that grass, trees and water – features that might be taken for granted or overlooked – all have worth. "Knowing how a property compares to other land around it helps my clients, on both the buying and selling sides, see things they wouldn't have noticed otherwise," says Michael. He believes in saving his clients a tremendous amount of time and ensuring they get the best deal. It requires a lot of hard work to get to know a piece of property as well as Michael does, but hard work is what his grandfather, a farmer, ingrained in him from an early age.

Michael was born in Tulsa, Oklahoma where he grew up bow hunting with his friends. He is drawn to the challenge of bow hunting, and he's been blessed to have had many memorable hunts on his family property in Welty, Oklahoma (just south of Bristow), which has been in his wife, Tamara's family for four generations. Michael is passing on his bow hunting skills to his three children, along with the work ethic it takes to raise cattle on their land. A natural team leader, Michael has coached his children's Little League basketball and baseball teams for the past eight years, and he and Tamara now head Mason's Little League basketball program. "I enjoy teaching kids the importance of working together. I'm a team player so Midwest Land Group is a good fit. We know each other's properties and coordinate when necessary to meet our clients' goals," explains Michael.

You will benefit from this knowledge, whether you are buying property or selling land that has been in your family for generations. "That's the good thing about selling property in the area in which you live. Being a rancher, a hunter, a fisherman and knowing Oklahoma land like I do, I can offer helpful local knowledge that can save my clients a lot of frustration," says Michael. Contact him today and work with a native Oklahoman whose land know-how will make you feel immediately at ease with your property purchase or sale.



**MICHAEL GILL,** LAND AGENT  
**918.399.9333**  
MGill@MidwestLandGroup.com



## MidwestLandGroup.com

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