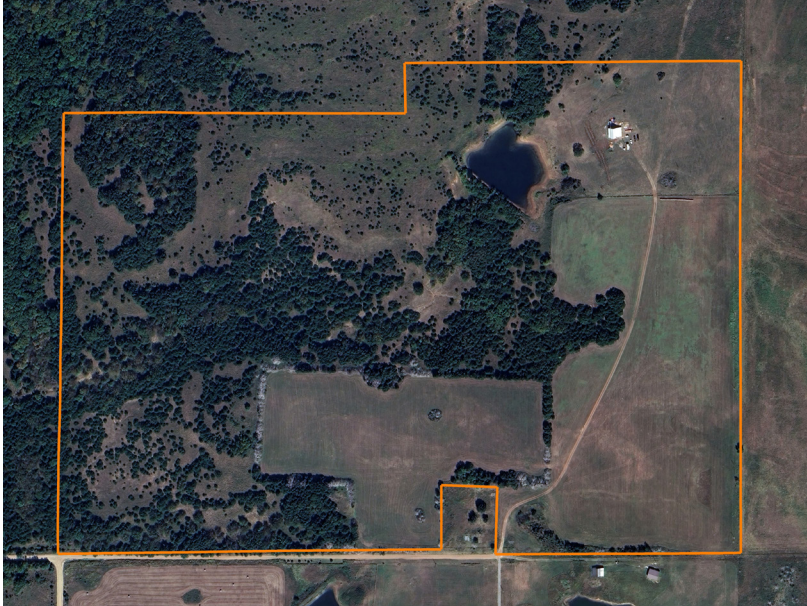


LAND FOR SALE

108 ACRES +/- WITH 38'X38' TWO STORY METAL BUILDING AND MULTIPLE USES

PRICE: **\$600,000**
COUNTY: **PAWNEE**
STATE: **OKLAHOMA**
ACRES: **108**



PROPERTY FEATURES

- 38'x38' two-story metal building
- Upstairs features a 30'x15' living area with kitchenette, bathroom, and mini split HVAC
- Approximately 30 +/- acres of hay pasture, ideal for grazing, haying, or food plots
- Property is fenced on three sides
- Crystal clear stocked pond and strong wildlife presence, including big deer on camera
- Multiple locations suitable for food plots, treestands, and blinds
- Utilities include a 170' deep water well, septic tank, IEC electric, and Hughes internet

For more information, contact:

PAUL SMITH, Land Agent

918.397.2737 | PSmith@MidwestLandGroup.com

MidwestLandGroup.com

This property is being offered by Midwest Land Group, LLC, 7111 W. 151st Street, Ste. 27, Overland Park, KS 66223, 913.674.8010.
Licensed in AL, AR, IL, IN, IA, KS, KY, LA, MN, MS, MO, MT, NE, OH, OK, SD, TN, TX, WI, and WY.

