

MIDWEST LAND GROUP PRESENTS

7.5 ACRES IN

OSAGE COUNTY OKLAHOMA

2951 COUNTY ROAD 2625, PAWHUSKA, OK 74056



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

LARGE HOME ON ACREAGE NEAR PAWHUSKA

Midwest Land Group is proud to present this beautiful home on 7.5 +/- pristine acres near Pawhuska!

Conveniently located off County Road 2625, this well-kept property offers a rare combination of privacy, functionality, and natural beauty.

As you enter through the gated private drive, you're greeted by a stand of mature oaks that provide seclusion and a sense of tranquility. The driveway winds toward a custom steel bridge that crosses an elongated pond, setting the tone for the uniqueness of this property. Once across, the home sits gracefully to your right.

Continuing along the drive, you'll find a 60'x30' insulated shop complete with living quarters, a wood-burning stove, and a fenced yard perfect for entertaining or keeping pets contained. Behind the shop is an equipment shed situated near a live creek lined with mature oaks and established trail systems throughout. Whitetail deer are frequent visitors along the southern boundary, making this property well-suited for the deer hunter.

Back near the home, a centrally located garage offers flexibility for parking or conversion into an additional

living space. The west side of the home features three bedrooms and two bathrooms, spanning approximately 2,200 square feet of nicely finished living area. Moving north, you'll find a space currently utilized as an exercise room. Upstairs, three bedrooms and a balcony overlook the scenic pond, providing the perfect place to unwind.

On the east side of the home, a stained concrete office connects to a one-car garage. Beyond that, you'll find 2,200 square feet of beautifully finished living space featuring stained concrete floors, a walk-in pantry, two bedrooms, one bathroom, and a luxury kitchen.

Out back, a phenomenal covered patio provides the ideal setting for gatherings or quiet evenings of relaxation. Additional improvements include well-maintained storage sheds on both sides of the home and a large chicken house on the east side.

This property truly offers it all - peace, privacy, functionality, and beauty.

3.5 +/- additional acres are available.

For more information or to schedule a private showing, please call Will Pester at (918) 578-9353.



PROPERTY FEATURES

PRICE: **\$529,347** | COUNTY: **OSAGE** | STATE: **OKLAHOMA** | ACRES: **7.5**

- Blacktop road frontage
- 4,400 sq. ft. home
- 5 bedrooms, 3 bathrooms
- Multiple living areas
- 2 kitchens
- 1-car garage
- Multiple storage sheds
- Chicken house
- Equipment sheds
- Outdoor living area
- Custom pond and bridge
- Live creek
- 30'x60' shop w/ living quarters
- Whitetails
- Mature oaks
- Minutes to Pawhuska



4,400 SQ. FT. HOME



5 BEDROOMS, 3 BATHROOMS



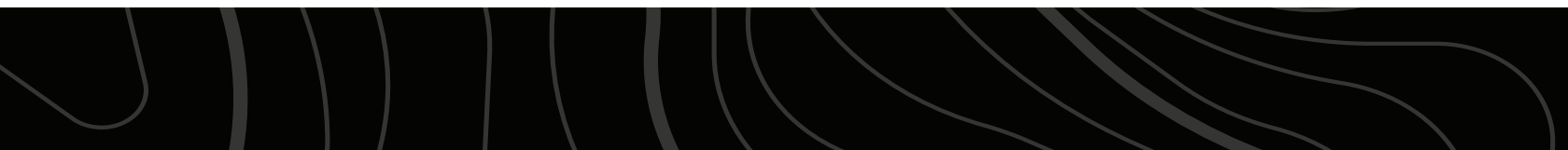
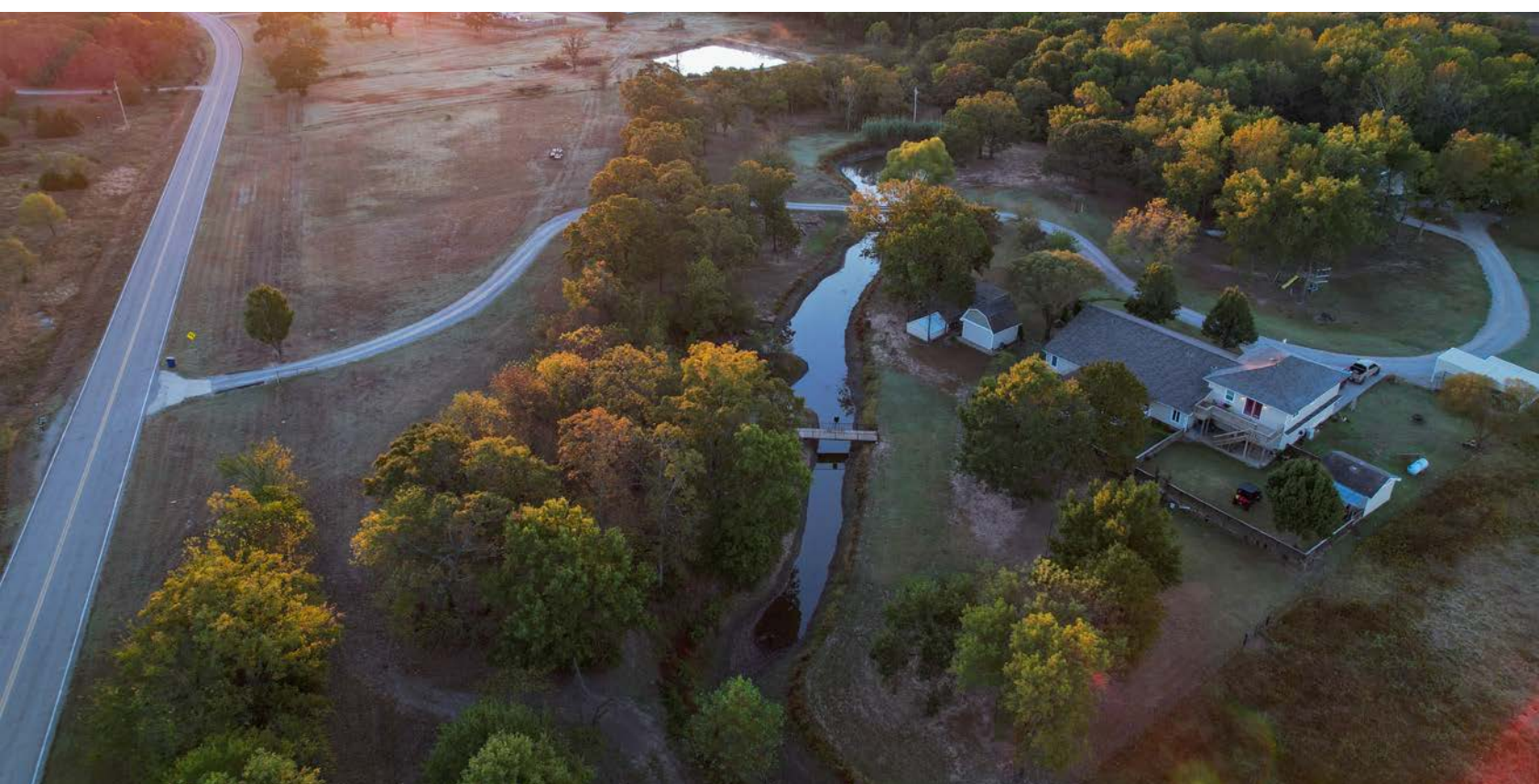
1-CAR GARAGE



OUTDOOR LIVING AREA



CUSTOM POND AND BRIDGE



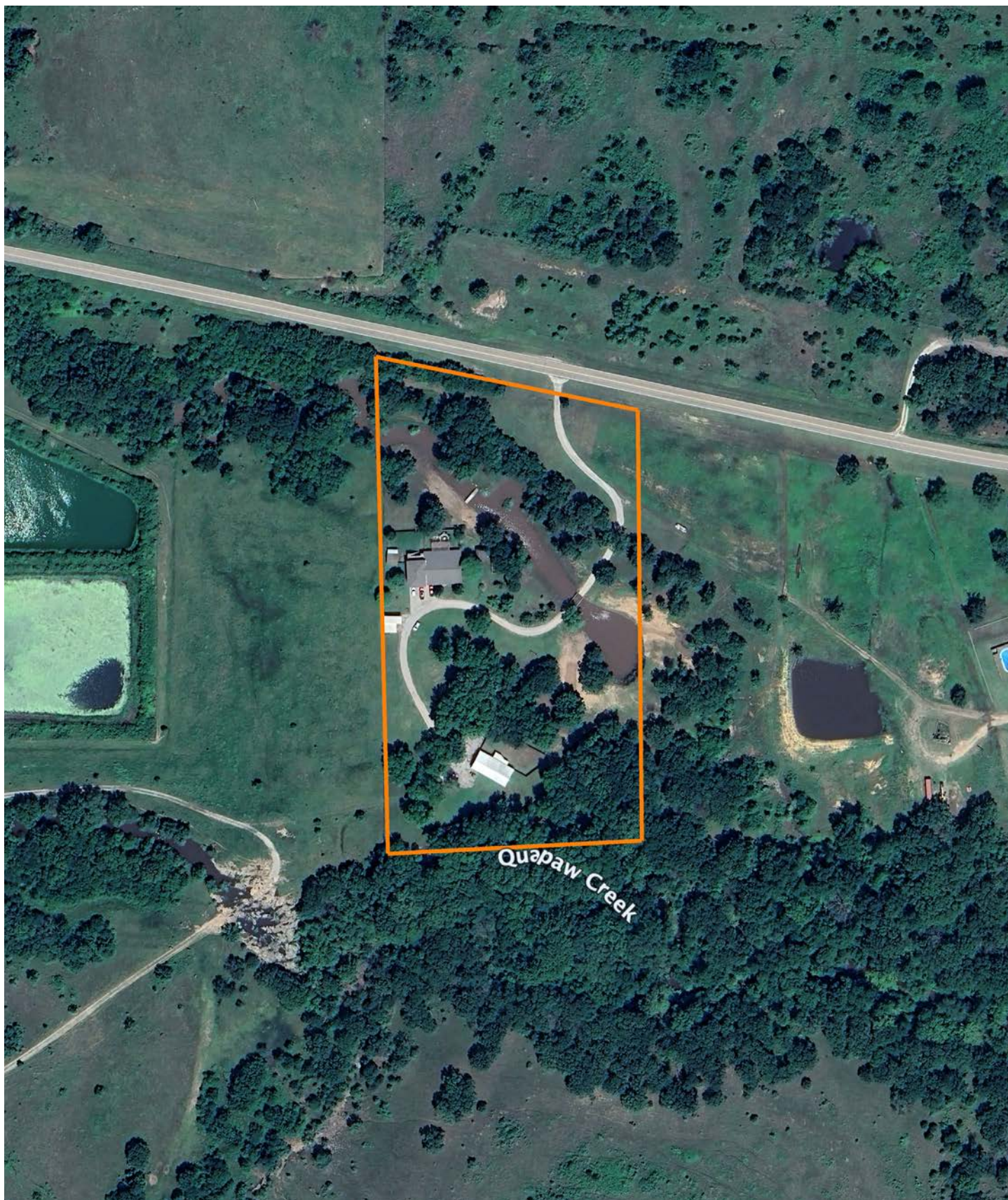
30'X60' SHOP W/ LIVING QUARTERS



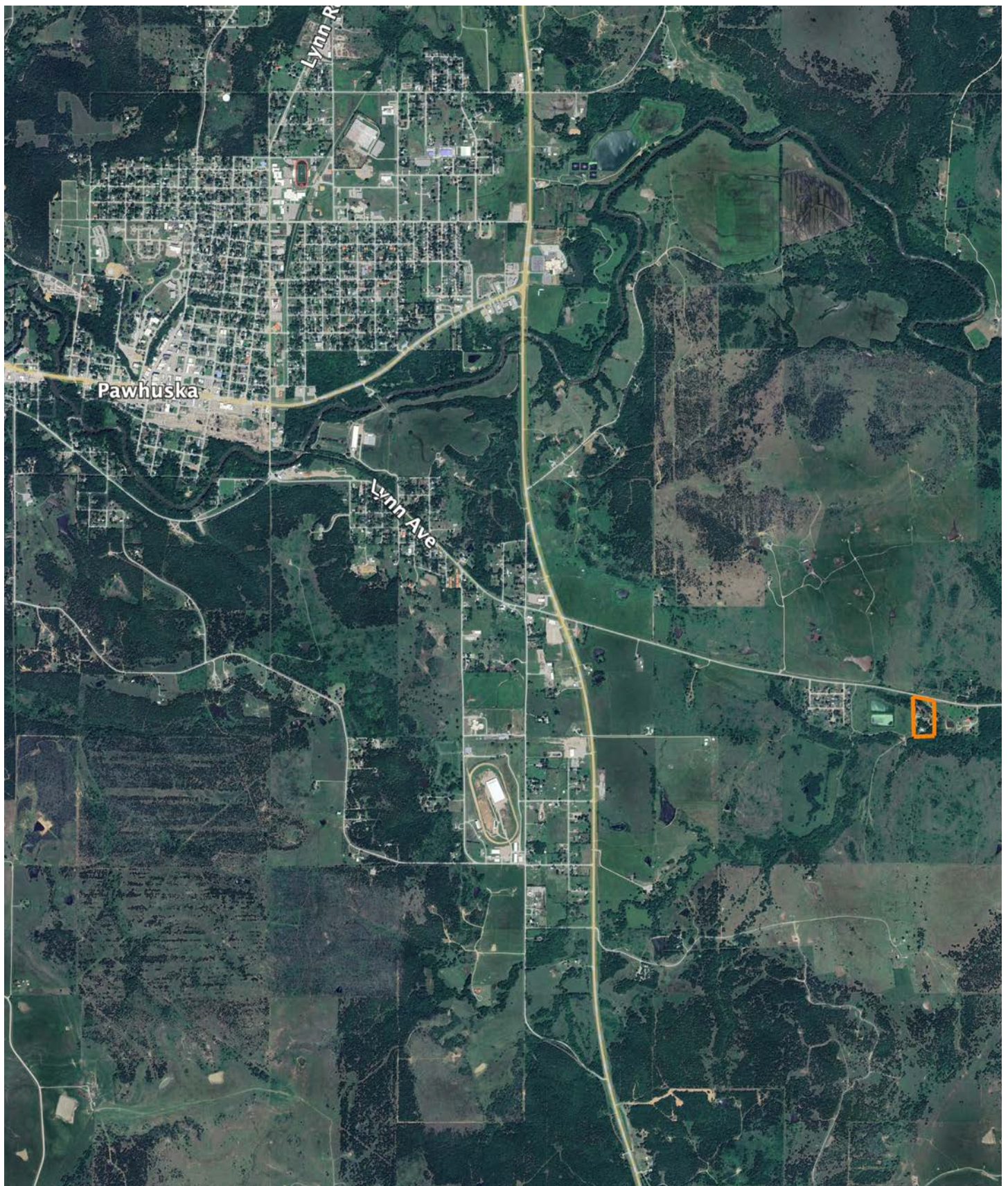
ADDITIONAL PHOTOS



AERIAL MAP



OVERVIEW MAP



AGENT CONTACT

When it comes to discussing land or habitat improvement, Will Pester's enthusiasm and passion for the outdoors always shine through. Will was born and raised in Pawhuska, Oklahoma, a little over an hour's drive north of Tulsa. Here, he graduated from Pawhuska High School, went on to attend Rogers State University in Claremore, then obtained a Bachelor's Degree in fire protection and safety technology engineering from Oklahoma State in Stillwater.

For several years, Will worked in the Oil and Gas Industry, specializing in safety and pipeline inspection. At Midwest Land Group, he's able to use his experience in investigation and analysis to market the unique features your land has to offer to potential buyers.

When he's not working, you can often find him chasing mature whitetails with his bow, fishing with his kids, golfing, and traveling with his wife. He also serves as a coach for his son's basketball and football teams. Will lives in Pawhuska with his wife Jeri, sons Beck and Penn, and daughter Karter. If you're ready to buy or sell, give Will a call.



WILL PESTER, LAND AGENT
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MidwestLandGroup.com

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