

0.53 ACRES, ROD & REEL

135 FT.

170 FT.

170 FT.

135 FT.

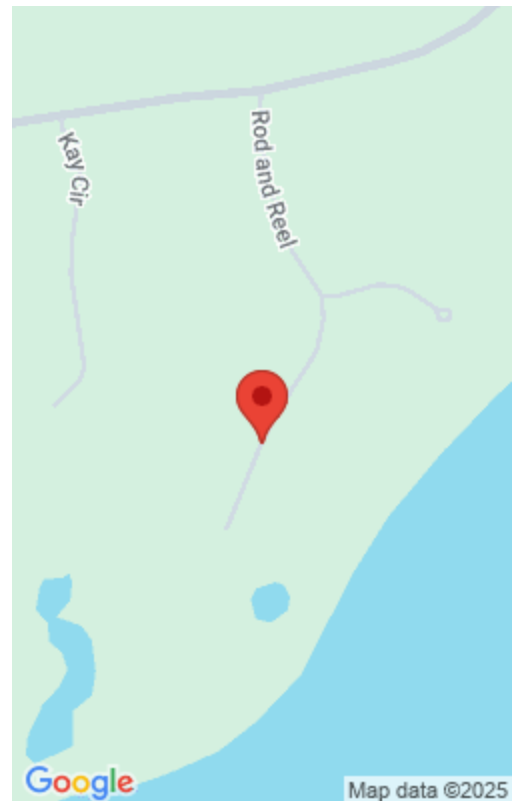
\$23,999

## 0.53 ACRES, ROD & REEL, EUFAULA, OK - APN: 0000-17-09N-16E-4-007-00

<https://bubsland.com>

Owner Financing Available - Your Lake Getaway Awaits! This spacious 0.53-acre lot offers the perfect setting for your dream lifestyle—just a 1-minute walk to the lake! Whether you're looking for a peaceful retreat or an active outdoor escape, this property gives you the best of both worlds. With RV living allowed and room for mobile...

• Available



## Property Details



**Cash Price:** 23999

**Term Option 2:** \$600 down, \$600 for 47 months, for a total price of \$28,800

**Google Map Link:** [Driving Directions](#)

**Northwest Corner:** 35.2538, -95.6335

**Southwest Corner:** 35.2534, -95.6337

**Legal Description:** BEG SE/C NE NE NE NW SE S445200W 118.31' N585200W 212.70' POB N585200W 135' N264500E 170.00' S585200W 135.00' S264500W 170' POB SEC 17-9-16 460/552

**Terrain:** Flat

**Power:** Power available at the road

**Water Fees Per Year:** Unknown (Contact County)

**Zoning:** Residential

**Mobile Home Living:** Allowed

**POA:** None

**Road Fee:** Unknown (Contact County)

**Conveyance:** Warranty Deed

**Term Option 1:** \$500 down, \$500 for 60 months, for a total price of \$30,500

**Term Option 3:** \$700 down, \$700 for 39 months, for a total price of \$28,000

**GPS Coordinates (center) at the road:** 35.2536, -95.6336

**Northeast Corner:** 35.2536, -95.6331

**Southeast Corner:** 35.2532, -95.6333

**Elevation:** 640'

**Access:** Dirt Road

**Water:** Well Needed

**Sewer:** Septic Tank is Required

**RV Living:** Allowed

**Manufactured Homes:** Allowed

**Taxes Per Year:** \$40

**County Contact Information:** McIntosh County Clerk (918) 689-2741

## Basics

**CASH DISCOUNT PRICE:** 23999

**Acres:** 0.53

**County:** McIntosh

**Status:** Available

**Parcel ID:** 0000-17-09N-16E-4-007-00

**Approx Dimensions:** 170' x 135' x 170' x 135'

**State:** Oklahoma

