



**MLS# :** 35093-00760

**Price :** \$495,000

**Type :** Equine Property

**Size :** 65 Acres

**Beds:** 3

**Baths :** 2.00

**Year Built :** 1977

**Address :** 2725 Oakwood Drive , Pryor , Oklahoma , 74361

## FEATURES

- ✓ country home in Pryor, OK
- ✓ 65 acres farm and ranch
- ✓ covered riding arena
- ✓ horse barns and stalls
- ✓ equine property
- ✓ appx 150 pecan trees
- ✓ horse and cattle ranch
- ✓ 3 br 2 bath stone home

## ABOUT THE PROPERTY

Country home for sale in NE Oklahoma. This 65 acre horse/cattle property in Mayes County Pryor OK is a real jewel. It is located just outside the city limits. This NE Okla property is fully fenced & cross fenced, lots of premium pipe fencing and gates, has a nice 120 x 60' horse barn with 2 foaling stalls, 2 large stalls and 3 outside stalls under the lean to with paddocks, It has a tack & feed room & a round pen a well as horse stocks. There is a second shop/shed with a concrete floor, metal siding & roof & has 3 sliding doors. There is a lean too off the shed w/ 4 stalls. There are 5 geothermal water fountains, catch pens & a large covered arena. The arena is a roping arena with roping boxes , head gate, and a return alley. It is covered and enclosed on 3 sides, open to the South & East.

This prime horse and cattle property is fully fenced & cross fenced and has over 150 grafted Pecan Trees. Level bermuda and native grass meadows makes for highly productive grazing and hay production. This is tillable ground and is partially in a floodplain, but backs up to Corps Land with miles of riding and walking trails.

This Pryor OK country home was built in 1977, and is 1640 sq ft, with an attached 2 car garage. It has a great room with a wood burning fireplace, The kitchen has been updated with stainless steel and granite. It has 3 bedrooms and 2. bathrooms. The master has a walk in closet, and a private bath. The exterior is rock & cedar. The 2017 taxes were \$2,229. It has rural water & a septic tank, and is electric central heat & air, a Patio area off the dining room.

. Minutes from Pryor and about 40 minutes from Tulsa. Paved roads and Pryor schools This property is less than two miles to Mid-America Industrial Park, which employees appx 4500

## CONTACT US

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people and is home to a Google center that contributes significantly to area schools and businesses. Lake hudson iand Grand Lake are minutes away.