

UNDER CONTRACT



## Rural Home Site | Horses Allowed

5 +/- Acres (\$19,700/acre) | Okmulgee County, OK | \$98,500



### ADDRESS

0000 Happy Camp Road  
Beggs, OK 74421

### LOCATION

P.O.B. Highway 75 at 141st Street in Glenpool. Go south on Highway 75 for 13 miles. Turn west (right) onto W. 271st Street (a/k/a Happy Camp Road). Go 2 miles west on Happy Camp Road to property on right at the northeast corner of Happy Camp Road and N. 180 Road.

### PROPERTY SUMMARY

Bring the horses! Located between Highway 75 and Alternate Highway 75 northwest of the city of Beggs, Oklahoma in Okmulgee County, this flat and grassy corner lot is in a rural subdivision which allows for horses, cows, goats, or other large livestock. This buildable land is ready for you to fence and build your house. No portion of the property is in a flood plain. A rural water line and a fiber-optic high-speed internet line run along the north side of paved Happy Camp Road. Water taps are available from Okmulgee County Rural Water District no. 6. If you don't want to build an all-electric house, a propane tank will need to be acquired, because although there is a natural gas pipeline along Happy Camp Road at the south end of the property, there is no natural gas service to this parcel. This parcel will not be able to be subdivided into lots smaller than 2.5 acres per restrictive covenants of Creason Country Estates. No mobile homes. No mineral rights.

[nationalland.com/listing/rural-home-site-horses-allowed](https://nationalland.com/listing/rural-home-site-horses-allowed)



**National Land Realty**  
4915 South Newport Avenue  
Tulsa, OK 74105  
[NationalLand.com](https://NationalLand.com)



**Debbie Durkee**  
Office: 918-626-1597  
Cell: 918-416-7609  
[ddurkee@nationalland.com](mailto:ddurkee@nationalland.com)

The above information is from sources deemed reliable, however the accuracy is not guaranteed.  
National Land Realty assumes no liability for error, omissions or investment results.