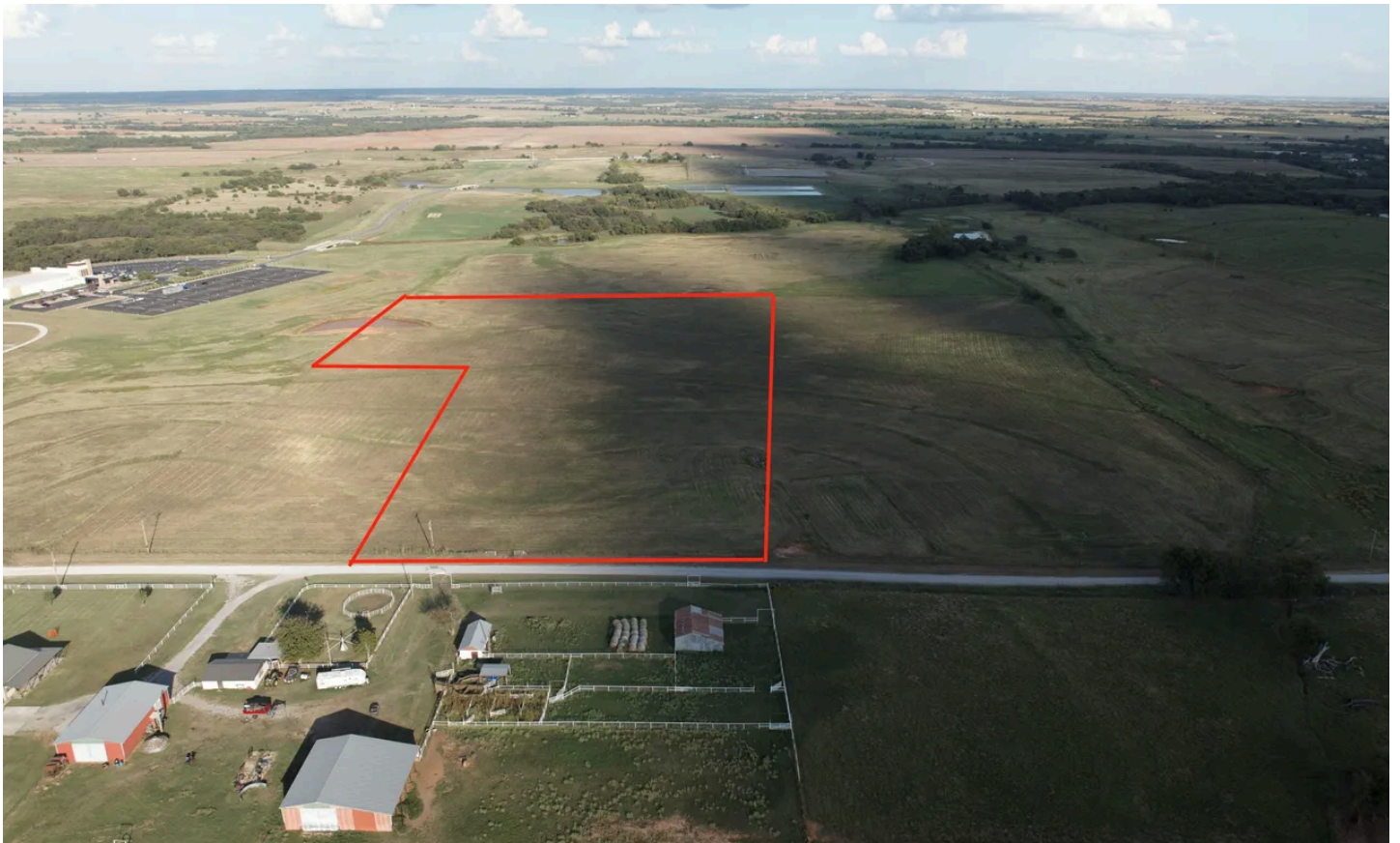


Salt Creek 15 acres - Tract 2
1513 County Street 2820
Pocasset, OK 73079

\$132,000
15± Acres
Grady County



Salt Creek 15 acres - Tract 2
Pocasset, OK / Grady County

SUMMARY

Address

1513 County Street 2820

City, State Zip

Pocasset, OK 73079

County

Grady County

Type

Undeveloped Land

Latitude / Longitude

35.171271 / -97.969271

Taxes (Annually)

20

Acreage

15

Price

\$132,000

Property Website

<https://clearchoicera.com/property/salt-creek-15-acres-tract-2-grady-oklahoma/94688/>



PROPERTY DESCRIPTION

Discover 15 acres of wide-open, unrestricted land in the highly sought-after Amber-Pocasset School District—an exceptional opportunity for anyone looking for space, freedom, and versatility. This expansive tract provides the room you need to create your ideal setup, whether that's building a custom home, designing a private country retreat, or developing a commercial project. With **no restrictions and no HOA**, you have full control over how you use and improve the property.

Perfectly positioned just minutes from Chickasha, Minco, Mustang, and Tuttle, this acreage offers the quiet of rural living while keeping you close to everyday conveniences. Major highways, dining, shopping, and schools are all within easy reach. For utilities, a water well, septic system, and propane will be needed—allowing you to design an efficient and personalized utility layout from the ground up.

This 15-acre property also carries serious investment potential. Its size and location make it a great candidate for multiple commercial uses such as an RV park, mini-storage facility, business yard, equipment storage, or other income-producing ideas. With so much open space, builders and developers will find plenty of room to plan larger projects or subdivide if desired.

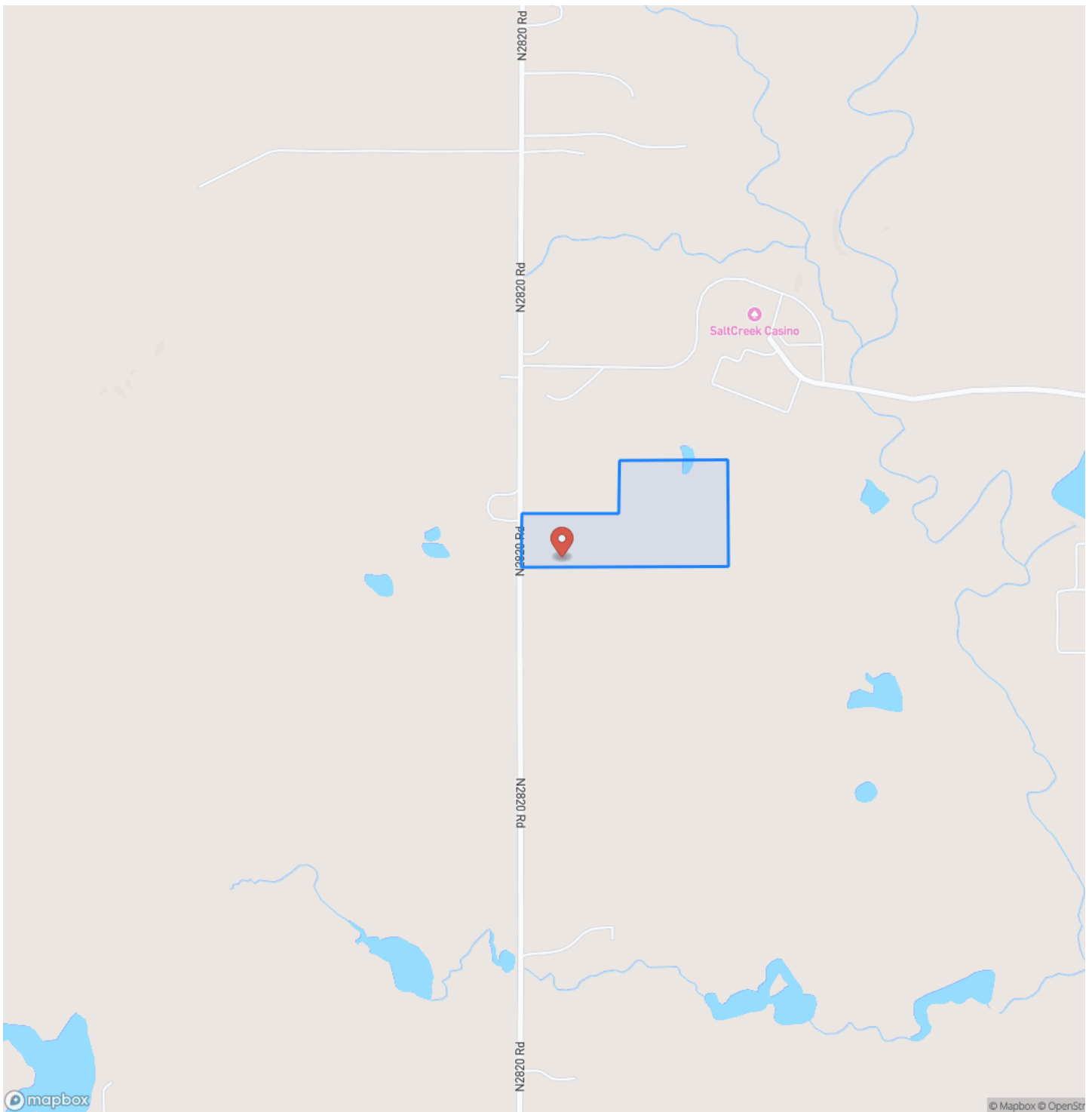
Whether you're dreaming of a spacious homestead, needing land for your growing business, or seeking a smart long-term investment, this property delivers the flexibility and future possibilities you're looking for. Explore the land, bring your vision, and make this blank canvas work for you.

Boundary lines in photos are approximate for visual reference. Address shown is for MLS purposes only; the 911 office will assign an official address after closing.

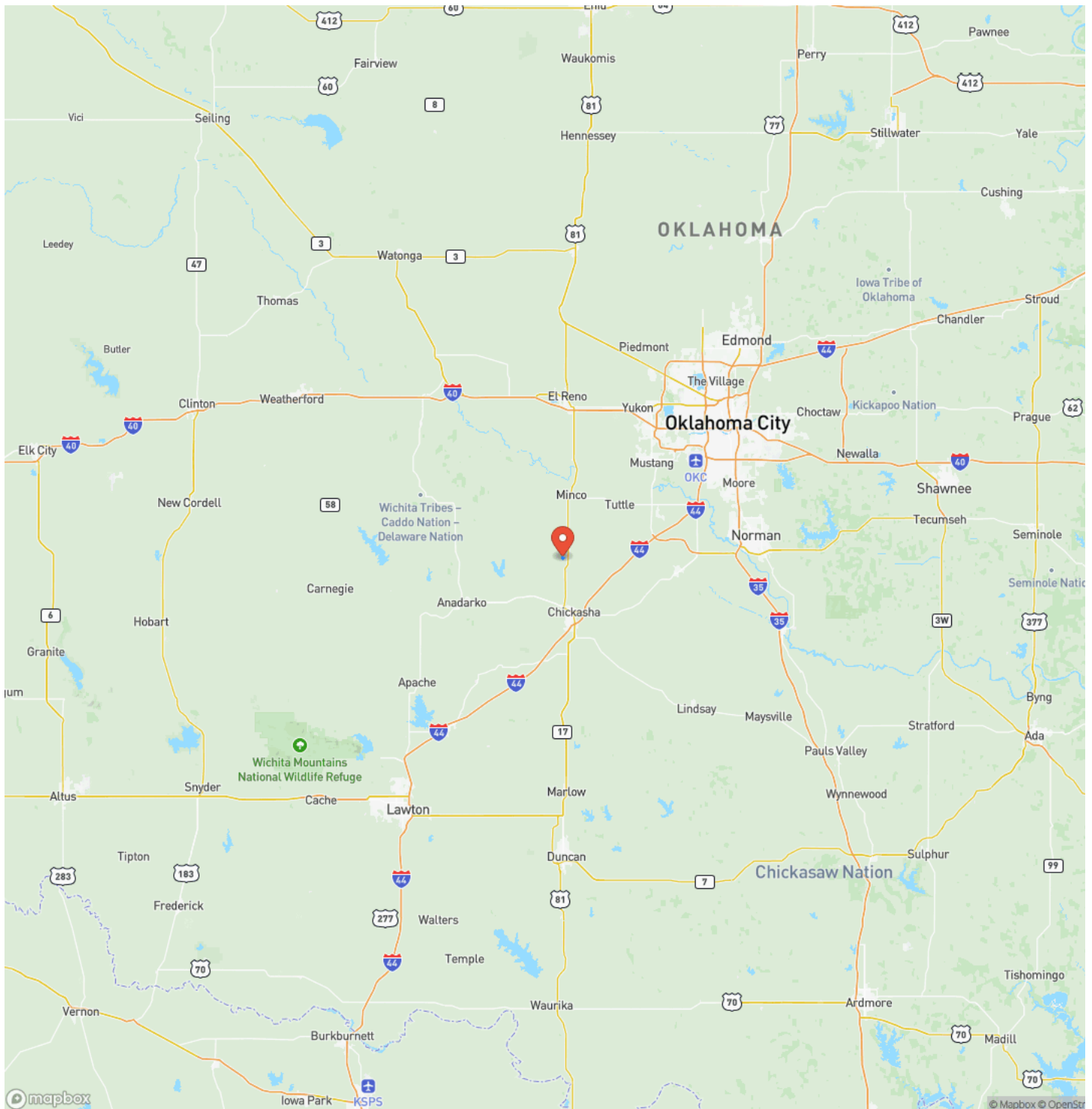
Salt Creek 15 acres - Tract 2
Pocasset, OK / Grady County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Tami Utsler

Mobile

(405) 406-5235

Office

(405) 406-5235

Email

tami@clearchoicera.com

Address

P.O. Box 40

City / State / Zip

NOTES

[illegible]

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

Clear Choice Realty & Auction LP
P.O. Box 40
Minco, OK 73059
(405) 406-5235
Clearchoicera.com
