

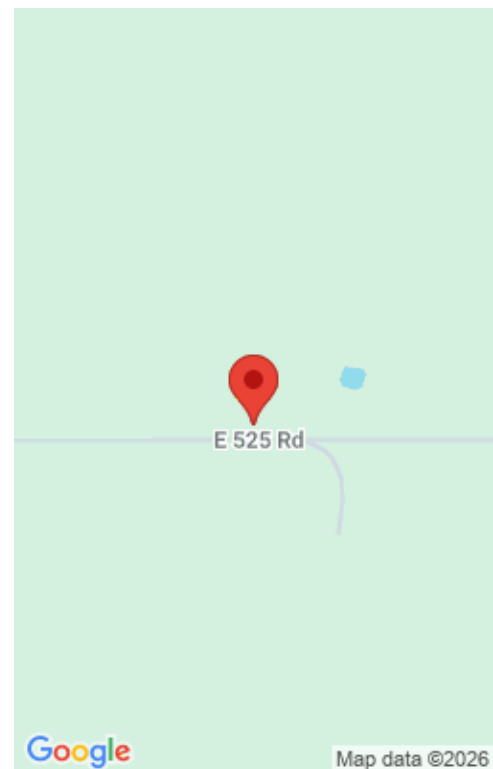
## PRYOR, OK, 74361

<https://tommydyerrealestate.com>

Nestled on a fully fenced 7.5-acre property just minutes from Lake Hudson, this beautifully designed 3-bedroom, 2-bathroom home is perfect for homesteading and self-sufficient living. You'll find an inviting open floor plan featuring hardwood floors, granite countertops, and built-in appliances. A dedicated office space provides the ideal work-from-home setup, while two spacious pantries ensure plenty [...]

**\$569,600**

- 3 beds
- 2, 3 baths
- House, Ranch, Residential, SingleFamilyResidence
- Residential
- Pending
- 2848, 2848 sq ft



---

## Basics

**Title:** US-40097-N-00003321N20E401700-R-N **Date added:** Added 1 year ago

**Bedrooms:** 3 beds

**Bathrooms:** 2, 3 baths

**Half baths:** 0 half baths

**Floors:** One, 1 floors

**Area, sq ft:** 2848, 2848 sq ft

**MLS ID:** 2505315

**Subdivision Name:** Mayes Co Unplatted

---

## Features

**Structure Type:** House

**Year built:** 2017

**Lot Size Area:** 7.5

**County:** Mayes

---

## Building Details

**Architectural Style:** Ranch

**Lot Features:**

Farm,FruitTrees,MatureTrees,Ranch,Wooded

**Fencing:**

BarbedWire,Decorative,Partial,Pipe

**Garage Spaces:** 2

**Levels:** One

---

## Utilities

**Heating:** Central, Electric

**Cooling:** CentralAir

**Laundry Features:** WasherHookup,  
ElectricDryerHookup

**Sewer:** SepticTank

**Water Source:** Well

**Utilities:** CableAvailable, ElectricityAvailable,  
FiberOpticAvailable, PhoneAvailable,  
WaterAvailable



---

## Construction

**Construction Materials:** Brick, HardiplankType, WoodFrame

**Roof:** Asphalt, Fiberglass

**Foundation Details:** Slab

---

## Other Facts & Features

**Directions:** POB - Hwy 20 & Hwy 69 intersection. Travel east on Hwy 20 for 7.6 miles. Turn right onto S 439 (Boatman Rd) then travel for 3.4 miles. Turn left onto E 530 Rd and travel .6 miles. Turn left onto S 440 Rd and travel .4 miles until road turns right onto E 525 Rd. Travel .2 miles to property on left side of road.

**Other Structures:**  
Greenhouse,Other,Sheds,Workshop

**Listing Terms:** Conventional,FHA,UsdaLoan,VaLoan

---

## Legal and Financial Details

**Tax Year:** 2024 **Tax Legal Description:** 33-21N-20E 941/132 1323/883 NWNESE LESS S330' OF E330' AG VALUE, AFFIDAVIT

---

## Nearby Schools

**Middle Or Junior School District:** Salina - Sch Dist (M5)

**Middle Or Junior School:** Salina

**Elementary School:** Salina

**High School:** Salina

**Elementary School District:** Salina - Sch Dist (M5)

**High School District:** Salina - Sch Dist (M5)

---

## Expenses, Fees & Taxes

**Tax Annual Amount:** \$3,793



---

# Miscellaneous

**List Office Name:** Lakeland **Community Features:** Gutters,Sidewalks  
Real Estate NEOK

**Direction Faces:** South

**Exclusions:** One pantry door will be removed and new pantry door added to match the 2nd pantry door. Fisher wood stove in shop will NOT stay.

---

## Amenities & Features

**Pool Features:** None  
**Security Features:** StormShelter,SmokeDetectors  
**Waterfront Features:** Other  
**Exterior Features:** FirePit,GravelDriveway,Landscaping,RainGutters  
**Fireplaces Total:** 1  
**Interior Features:** Attic,GraniteCounters,HighCeilings,HighSpeedInternet,CableTv,VaultedCeilings,WiredForData,CeilingFans,ProgrammableThermostat  
**Features:** Farm, FruitTrees, MatureTrees, Ranch, Wooded  
**Parking Features:** Attached,Garage,GarageFacesSide  
**Patio & Porch Features:** Covered,Patio,Porch  
**Window Features:** Vinyl  
**Fireplace Features:** BlowerFan,GlassDoors,WoodBurning,Outside  
**Horse Amenities:** HorsesAllowed  
**Appliances:** BuiltInRange,BuiltInOven,Dishwasher,Disposal,Microwave,Oven,Range,Refrigerator,WaterSoftener,ElectricOven,ElectricRange,ElectricWaterHeater,PlumbedForIceMaker

