



# EAGLE REALTY

109 E Main Street  
Tishomingo, OK 73460  
580-371-9000 Phone

**80 Acres with a home!**  
**9105 E. Sandy Creek Road**  
**Coleman, Oklahoma**  
**\$284,500**



**Are you looking for a great combination ranch? Hunt, run a few head of cattle? Do you need a place for your family to retreat and get out of the City? This beautiful 80 Acres has plenty of pasture for approx. 30 head per the owner, and he usually gets 60 large round bales of hay. There are 7 large producing pecan trees. The 3 ponds have never gone dry and the owner believes they may be spring fed. One on the West side is largest, and all have great bass fishing, and there are always Lots of deer! The woods give plenty of cover and several draws, and hunting in the area has always been excellent.**

**There is a 36x24, 4 bay Shed near the home. The older farm house has been remodeled over time and has 3 bedrooms and 1 bath with a large walk in shower. There is a wood Stove for cold winter nights and has CH&A. One big plus is out the front window and front porch is a view for ultimate relaxation! The HUGE LAKE across the road gives you that! Located in what is known as the Fillmore community it is located between Millburn and Coleman Ok. It has access roads on 2 sides.**

**Spring is here and it's a great time to come look this one over! \$284,500.  
Call Pam 580-465-1921.**

**Listing Agent: Pam Walker**  
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