

OPEN HOUSE!

OPEN HOUSE: Sunday, July 1 - 2:00-4:00
& Sunday, July 8 - 2:00-4:00

AUCTION DATE: SATURDAY, JULY 14, 2018 • 10 A.M.



OWNERS: Clifford & Melonie Varnell

SALE & PROPERTY LOCATION: From Exit 20 off of I-40 South of Sayre, OK go 1 mile South on Highway 283 to Bk 1220, West ½ mile to the Southeast Corner of property.

80 acres Beckham Co. Land – Selling in Three Tracts

Tract #1: PROPERTY DESCRIPTION: This beautiful brick home will be selling with approximately 7 acres. There are 3 bedrooms and 2 full bathrooms and was built in 2013 and has approximately 2,641 sq. feet living area. The master bedroom is very spacious with double walk-in closets and the master bath has a large shower w/bench, double lavatories and a whirlpool bathtub. The other two bedrooms are a nice size and have good size closets, and the bathroom has a large shower, whirlpool bathtub and double lavatories. The spacious living room has a gas fireplace and built-in corner cabinet. The kitchen has a pantry, electric cookstove, dishwasher and center island/eating bar. There is an office and sunroom and a large utility with a sink. This home is handicap accessible, has an 8 camera security system, central heat and air, tilt-in windows, on demand hot water heater, carpet and travertine flooring and backsplash in the kitchen, travertine counter tops in the 2 bathrooms, ceiling fans and a metal roof. There is also a 36' swimming pool, Rock Pond with fountain and covered porches. This home has a water well and a concrete septic system. Looking for a beautiful and spacious home with acreage – Don't Miss This Sale!!

Tract #2 PROPERTY DESCRIPTION: This tract has approximately 6.5 acres and has a 60'x 60' metal barn with a 20' x 60' lean-to, a 30' x 60' shed with cow lots. Also on this property is an unfinished home with approximately 1,800 sq. ft. It has 3 bedrooms, 1 bathroom, living room, kitchen and utility.

Tract #3 PROPERTY DESCRIPTION: This tract has 66.5 acres (mol) and is improved grass and has good fences.

Auction Conducted by:

Grant's Auction & Realty
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Website: www.grantsauction.com

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