

## **About:**

Lavender Hill Farm and Winery is an amazing property just outside Tulsa, OK. The property contains a vineyard, winery, lavender gift shop, 2 cabins, a 4,000sf main house, 2 barns, 2 ponds and an 8 acre lake on 60 acres of land.

## **Description:**

Lavender Hill Farm and Winery is a 60 acre property located approximately 18 miles SE of Tulsa, OK on 191 Street, south between Hwy 64 and Hwy 72. The property is in Wagoner Country and is zoned agricultural. The Winery has commercial zoning. The entire property is fenced and is very private. Most of the property is not visible from the road. The topography is high for the area and the skyline of Downtown Tulsa is visible from the front gate. The property also has 2 ponds and an 8 acre lake stocked with bass, crappie and perch. Deer and other wildlife are plentiful.

The custom built main house is French Country style and built by Hunter Homes, Inc. with 4,000sf of poured and stained concrete flooring, carpeted bedrooms, a true gourmet kitchen with sitting area and fireplace, 10+ ft ceilings, granite counter tops, walk-in pantry, 2 ovens, built-in microwave, large mudroom/laundry room. French doors lead off onto a large covered back porch with views of one of the ponds. Incredible master suite with fireplace, vaulted ceilings, his and hers closets, separate tub and shower, and sitting room. The library has built-in shelving and is also used as a guest room. A full bath is also featured on the main floor. Well appointed living and dining areas have floor to ceiling windows. Vaulted ceilings and the living room also has a fireplace. (All fireplaces are cast stone) The upstairs features another bedroom, full bath and another area for guests or office space. There is extensive landscaping with a tropical fish pond around the house. Property also features 2 other cozy cabins that could be used as B&B potential, a large, separate bar for entertaining and an 8 acre fully stocked lake.

## **Cabin on the Lake:**

- Split log mfg. cabin 24' X 32' (two story)
- Full front porch overlooks lake
- First level includes kitchen, living room, bathroom, dining area and bedroom
- Upper level includes a bedroom and a loft bed, wood plank floors and a huge stone fireplace
- Central heat and air
- 20' X 20', 2 car unattached garage

## **Red Trimmed Cabin:**

- Authentic hand-cut logs approximately 20' X 29' (two story)
- Wrap around porch
- Stained glass
- First floor is living, kitchen, dining area, half bath and cast wood burning stove

- Second floor is bedroom and full bath
- Central heat and air
- Most furniture stays, some personal items not included

### **Cowboy Bar:**

- 40' X 50' all steel building with 3 overhead doors
- Bar is antique English with custom back bar and 8 stools
- Decorated with old signs and neon lights
- Includes juke box and shuffle board machine
- All fixtures, with exception of personal items included

Barns and winery with gift shop compliments the working lavender farm and winery. Master wine maker also employed and employee with wine tasting experience runs the winery gift shop.

### **Winery:**

- All Steel 40' X 100' with tasting room, production area, kitchen, winery lab, concrete flooring in production, stained concrete in tasting room
- Central heat and air
- Crush Pad is 20' X 40"
- Sale includes all winery equipment, tractors, etc...

### **Gift Shop:**

- All Metal 30' X 60' building
- Central heat and air
- Finish Gift Shop / Retail area with handicapped toilet area
- Large storage area

### **Other:**

- 20' X 30' Potting Shed
- 20' X 30' Greenhouse with Racks
- 30' X 35' Storage Barn
- 20' X 30' Open Storage Shed
- 12' X 16' Pergola

There is also an airport five minutes from the property the owners have for sale that can accommodate small private planes. This property has been featured in Southern Living (June 2007) and has been the site for the annual Lavender Festival every summer. Private parties and weddings are also regularly scheduled on site.

### **Surrounding Area:**

J. Paul Getty's first old wooden oil storage tank erected in 1916 in the area that is a lost Creek Nation town site called "Concharty". His Haskell well, the Nancy Taylor No. 1, is on the National Register of Historic Places. Drive by anytime. It can be seen from the roadway, just 4 ¼ miles from the property. Please visit these websites for more information: <http://www.travelok.com/listings/view.profile/id.3854> and [J. Paul Getty's First Oil Well Storage Tank - Oklahoma Travel Guide](#)

**From the Haskell Chamber of Commerce  
PO Box 252  
Haskell, Oklahoma 74436:**

The town of Haskell in Muskogee County sits at the junction of Highways 64, 72 and 104 and has long been a crossroads for travel through Oklahoma's Green Country. Haskell was established on 1904 on the midland Valley Railroad. It was named for townsite developer Charles N. Haskell who later became Oklahoma's first governor. Known as the "Queen City of the Arkansas Valley," the community boomed in its early days with cotton production and oil exploration.

In fact, oil tycoon J. Paul Getty drilled his first oil well near Haskell in 1916. And in the 1930s the town served as a hideout for the infamous bank robber Charles "Pretty Boy" Floyd. During the 1940s, the town's National Guard armory held German prisoners of war who worked in the rich farmland, harvesting fruits and vegetables.

Today, Haskell is a thriving farm community located near the work and shopping centers of Muskogee and Tulsa. It is best known for the Haskell Antiques Auction, which offers European antiques at auction every Saturday. Another unique feature of the town is its historic brick streets, still in use after nearly 100 years. The Haskell Community Park features a play area, walking trail, picnic pavilion and softball field. Haskell also boasts a fine small airport, and excellent school system and Haskell Lake, a great fishing spot.

Nearby are the Stone Bluff Cellar Winery and the Lavender Hill Farm, both offering tours and a wide array of locally produced wines, soaps, sachets and gifts. Both are located off Highway 64 in Stone Bluff.

Haskell sits near the beautiful Concharty Mountains and is only a short drive away from Green Country's finest lakes and state parks. Visitors to Haskell

will be welcomed with a smile and a hearty handshake. Stop by for a visit real soon!

Our population within the town proper of Haskell is approximately 2,000. But Haskell Public Schools encompasses a large area, including area in the North West part of Muskogee County, south and west into Okmulgee County, north and east into Wagoner County and a small area on top of “Leonard Mountain” in Tulsa County. This is equivalent to 117 miles of bus route. It was estimated in the 2000 census that approximately 40 people per square mile reside in this area, giving our school district a population of 4,900. Please visit this website for more information. <http://www.haskellchamber.com/>