



**\$334,000.00**

## **1809 W EVERGREEN ST, DURANT, OK 74701, USA**

<https://sparlinrealty.com>

Check out this rare charm located on W Evergreen in the heart of Durant. This home includes a nice enclosed sun porch with access to living & dining room. All bedrooms are located upstairs along with two full bathrooms. Spacious fenced in backyard with gazebo and 10×14 building. Property has new circle drive along with [...]

- 3 beds
- 3 baths
- SingleFamilyResidence
- Residential
- Active
- 2568 sq ft



### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Lot size:** 13123 sq ft

**Subdivision Name:** Sunset Heights I

**Bathrooms Full:** 2

**Listing Terms:** Conventional,FHA,USDALoan,VALoan

**Type:** SingleFamilyResidence

**Bedrooms:** 3 beds

**Area:** 2568 sq ft

**Year built:** 1945

**Lot Size Acres:** 0.301

**Bathrooms Half:** 1

**County:** Bryan

## Building Details

**Architectural Style:** Victorian

**Construction Materials:** Brick,WoodFrame

**Stories:** 2

**Levels:** Two

**Building Area Total:** 2568 sq ft

**StructureType:** House

**Roof:** Asphalt,Fiberglass

**Basement:** CrawlSpace, None

## Amenities & Features

**Cooling:** CentralAir

**Fencing:** ChainLink

**Garage Spaces:** 1

**Interior Features:** GraniteCounters,CeilingFans

**Utilities:** CableAvailable

**Patio & Porch Features:** Enclosed,Patio

**Appliances:**  
Dryer,Dishwasher,ElectricWaterHeater,Oven,Range,Refrigerator,Stove,Washer,ElectricOven

**Sewer:** PublicSewer

**Exterior Features:**  
SprinklerIrrigation,RainGutters

**Flooring:** Carpet,Wood

**Heating:** Central,Electric

**Window Features:**  
StormWindows

**Security Features:**  
NoSafetyShelter,SmokeDetectors

**Parking Features:**  
Attached,Garage

**Pool Features:** None

## School Information

**Elementary School:** Northwest Heights

**High School:** Durant

**Elementary School District:** Durant - Sch Dist (58)

**High School District:** Durant - Sch Dist (58)



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## Miscellaneous

**Community Features:** Gutters

**Permission:** IDX

**Possession:** CloseOfEscrow

**Direction Faces:** North

**List Office Name:** Active Real Estate

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## Fees & Taxes

**Tax Annual Amount:** \$2,200.00

**Tax Year:** 2021

