



**\$377,900.00**

## **3121 MEAGAN AVE, DURANT, OK 74701, USA**

<https://sparlinrealty.com>

This is the one! 4 Bedroom, 3 bath, offers a split bedroom design, 3 car garage, built-in storm cellar, sitting on a large corner lot. The family room is oversized with a gas fireplace. Chefs kitchen, custom cabinets, granite countertops, gas stove and refrigerator. The Master Suite is oversized , Bath offers double vanities with [...]

- 4 beds
- 3 baths
- SingleFamilyResidence
- Residential
- Active
- 2223 sq ft



## **Basics**

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Lot size:** 24979 sq ft

**Subdivision Name:** Ridgemont Estates II

**Bathrooms Full:** 3

**Type:** SingleFamilyResidence

**Bedrooms:** 4 beds

**Area:** 2223 sq ft

**Year built:** 2015

**Lot Size Acres:** 0.573

**County:** Bryan



# Building Details

**Architectural Style:** Other  
**Construction Materials:** Brick,WoodFrame  
**Stories:** 1  
**Levels:** One

**Building Area Total:** 2223 sq ft  
**StructureType:** House  
**Roof:** Asphalt,Fiberglass

## Amenities & Features

**Cooling:** CentralAir  
**Fencing:** None  
**Flooring:** Carpet,Tile,Vinyl  
**Garage Spaces:** 3  
**Interior Features:** GraniteCounters,HighCeilings,HighSpeedInternet,WiredforData,CeilingFans  
**Window Features:** Vinyl,InsulatedWindows  
**Security Features:** StormShelter,SmokeDetectors  
**Parking Features:** GarageFacesSide  
**Pool Features:** None

**Exterior Features:** Lighting,LandscapeLights,RainGutters  
**Fireplaces Total:** 1  
**Fireplace Features:** GasLog  
**Heating:** Central,Gas  
**Laundry Features:** WasherHookup  
**Utilities:** ElectricityAvailable,PhoneAvailable,WaterAvailable  
**Patio & Porch Features:** Covered,Patio,Porch  
**Appliances:** Dishwasher,Disposal,Range,Stove,GasOven,GasRange,GasWaterHeater  
**Sewer:** PublicSewer

# School Information

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

## Miscellaneous

**Community Features:** Gutters  
**Direction Faces:** East  
**Permission:** IDX  
**List Office Name:** American Dream Realty  
**Possession:** CloseOfEscrow

## Fees & Taxes



**Tax Annual Amount:** \$2,192.00

**Tax Year:** 2022

