



**\$249,000.00**

## **1209 HIGHWAY 70 E, KINGSTON, OK 73439, USA**

<https://sparlinrealty.com>

Location....location just a short golf cart ride to Caney Creek Resort and Marina Del Ray! This spacious home has 3 bedrooms and 2 bathrooms, 2 living room areas, fireplace, open large kitchen, dining area, screened front and back patio areas, covered carport, and 20x30 metal shop building. Perfect place for entertaining and lake fun!

- 3 beds
- 2 baths
- ManufacturedHome
- Residential
- Active
- 1880 sq ft



### **Basics**



|  |                               |
|--|-------------------------------|
| <b>Category:</b> Residential           | <b>Type:</b> ManufacturedHome |
| <b>Status:</b> Active                  | <b>Bedrooms:</b> 3 beds       |
| <b>Bathrooms:</b> 2 baths              | <b>Area:</b> 1880 sq ft       |
| <b>Lot size:</b> 10500 sq ft           | <b>Year built:</b> 1998       |
| <b>Subdivision Name:</b> Grays Village | <b>Lot Size Acres:</b> 0.241  |
| <b>Bathrooms Full:</b> 2               | <b>DaysOnMarket:</b> 2        |
| <b>Listing Terms:</b> Conventional     | <b>County:</b> Marshall       |

## Building Details

|  |  |
|--|--|
| <b>Architectural Style:</b> CabinCottage               | <b>Building Area Total:</b> 1880 sq ft |
| <b>Construction Materials:</b> Manufactured,WoodSiding | <b>Stories:</b> 1                      |
| <b>Roof:</b> Asphalt,Fiberglass                        | <b>Levels:</b> One                     |

## Amenities & Features

|   |   |
|---|---|
| <b>Cooling:</b> CentralAir,WindowUnits                                    | <b>Exterior Features:</b> Lighting,LandscapeLights  |
| <b>Fencing:</b> ChainLink   | <b>Fireplaces Total:</b> 1  |
| <b>Flooring:</b> Carpet,Wood  | <b>Fireplace Features:</b> WoodBurning  |
| <b>Garage Spaces:</b> 1   | <b>Heating:</b> Central,Electric  |
| <b>Interior Features:</b><br>LaminateCounters,VaultedCeilings,CeilingFans | <b>Laundry Features:</b> WasherHookup,ElectricDryerHookup   |
| <b>Window Features:</b> Vinyl   | <b>Utilities:</b> ElectricityAvailable  |
| <b>Security Features:</b><br>NoSafetyShelter,SmokeDetectors               | <b>Patio &amp; Porch Features:</b> Covered,Enclosed,Patio,Porch   |
| <b>Parking Features:</b><br>Carport,Detached,Garage,Storage               | <b>Appliances:</b><br>ConvectionOven,Dryer,Dishwasher,Microwave,Oven,Range,Refrigerator,Washer,ElectricOven,ElectricRange,ElectricWaterHeater |
| <b>Pool Features:</b> None  | <b>Sewer:</b> SepticTank  |

## School Information

|                                    |  |
|------------------------------------|--|
| <b>Elementary School:</b> Kingston | <b>Elementary School District:</b> Kingston - Sch Dist (X65) |
| <b>High School:</b> Kingston       | <b>High School District:</b> Kingston - Sch Dist (X65)       |

## Miscellaneous



**Community Features:** Sidewalks

**Permission:** IDX

**Possession:** CloseOfEscrow

**Direction Faces:** West

**List Office Name:** Texoma Agency, Inc.

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## Fees & Taxes

**Tax Annual Amount:** \$1,256.00

**Tax Year:** 2021

