



**\$319,000.00**

## **802 MARSHALL ST, KINGSTON, OK 73439, USA**

<https://sparlinrealty.com>

Home on 2.34 Acres mol, 4 lots in the Sun Ray Ranchettes development just outside Kingston's city limits. A quiet area but just minutes to the schools and downtown. It's a 2009 Clayton 1800 sq.ft. 3 bedrooms/2baths with a large open living,dining & kitchen. Property is completely febnced, sellers have a horse on it now. [...]

- 3 beds
- 2 baths
- ManufacturedHome
- Residential
- Active
- 1800 sq ft



### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Lot size:** 101930 sq ft

**Subdivision Name:** Sun Ray Ranchettes

**Bathrooms Full:** 2

**County:** Marshall

**Type:** ManufacturedHome

**Bedrooms:** 3 beds

**Area:** 1800 sq ft

**Year built:** 2009

**Lot Size Acres:** 2.34

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

## Building Details

**Architectural Style:** Ranch

**Construction Materials:** HardiPlankType,Manufactured

**Roof:** Asphalt,Fiberglass

**Basement:** CrawlSpace, None

**Building Area Total:** 1800 sq ft

**Stories:** 1

**Levels:** One

## Amenities & Features

**Cooling:** CentralAir

**Fencing:** BarbedWire,Decorative,Vinyl

**Flooring:** Carpet,Tile

**Garage Spaces:** 2

**Horse Amenities:** HorsesAllowed

**Laundry Features:** WasherHookup,ElectricDryerHookup

**Waterfront Features:** BoatRampLiftAccess

**Security Features:** StormShelter,SmokeDetectors

**Parking Features:** Carport,Detached,Garage,GarageFacesRear

**Pool Features:** None

**Exterior Features:** GravelDriveway

**Fireplaces Total:** 1

**Fireplace Features:** WoodBurningStove

**Heating:** Central,Electric

**Interior Features:** HighCeilings,SolidSurfaceCounters,CeilingFans

**Window Features:** Vinyl

**Utilities:** ElectricityAvailable,WaterAvailable

**Patio & Porch Features:** Covered,Deck,Porch

**Appliances:** Dishwasher,Microwave,Oven,Range,Refrigerator,Stove,ElectricOven,ElectricRange,ElectricWaterHeater

**Sewer:** PrivateSewer

## School Information

**Elementary School:** Kingston

**High School:** Kingston

**Middle Or Junior School:** Kingston

**Elementary School District:** Kingston - Sch Dist (X65)

**High School District:** Kingston - Sch Dist (X65)



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## Miscellaneous

**Community Features:** Marina

**Permission:** IDX

**Possession:** CloseOfEscrow

**Direction Faces:** Southeast

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

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## Fees & Taxes

**Tax Annual Amount:** \$850.00

**Tax Year:** 2022

