

TAHLEQUAH, OK, 74464

<https://tommydyerrealestate.com>

Welcome to this well-maintained 4-bedroom, 3-bathroom home, offering 1976 sq ft (per CH) of comfortable living space. This property features new floors installed in 2022 and a new HVAC system installed in 2022. Currently, the home is occupied by reliable renters, making this an excellent investment opportunity. Whether you're looking to expand your rental portfolio [...]

\$140,000

- 4 beds
- 3, 4 baths
- ManufacturedHome, Other, Residential
- Residential
- Active
- 1976, 1976 sq ft



Basics

Date added: Added 1 year ago

Bathrooms: 3, 4 baths

Floors: One, 1 floors

MLS ID: 2503188

Bedrooms: 4 beds

Half baths: 0 half baths

Area, sq ft: 1976, 1976 sq ft

Subdivision Name: Cherokee Co Unplatted

Features

Year built: 2001

County: Cherokee

Lot Size Area: 0.68

Building Details

Architectural Style: Other

Fencing: ChainLink

Lot Features: CornerLot, MatureTrees

Levels: One

Utilities

Heating: Central, Electric

Sewer: SepticTank

Utilities: ElectricityAvailable, Other

Cooling: CentralAir

Water Source: Rural

Construction

Construction Materials: Manufactured, VinylSiding

Foundation Details: Permanent

Roof: Asphalt, Fiberglass



Other Facts & Features

Directions: From Hwy 62 & 82 junction: go west on Hwy 62 1.5 miles, turn right on Coffee Hollow Rd, turn left on Clyde Maher Rd, turn left on Chance Dr, first house on right

Other Structures: None

Listing Terms: Conventional,FHA

Legal and Financial Details

Tax Year: 2024
Tax Legal Description: CHEROKEE CO. T16N R22E S19 BEG NW/C NW NE NE S89*40'36" E158.50' S00*06'37" W 187.50' N89*40'36" W158.50' N00*06'37" E187.50' TO POB THE E15' & N30' BEING RESERVED & DEDICATED FOR RDWY & UTILITIES

Nearby Schools

Middle Or Junior School District: Norwood / Woodall - SD (C6)

High School: Tahlequah

High School District: Norwood / Woodall - SD (C6)

Elementary School: Woodall

Elementary School District: Norwood / Woodall - SD (C6)

Expenses, Fees & Taxes

Tax Annual Amount: \$689

Miscellaneous

List Office Name: C21/Wright Real Estate

Direction Faces: East



Amenities & Features

Pool Features: None

Patio & Porch Features: Porch

Exterior Features: None

Appliances:

ConvectionOven,Cooktop,ElectricWaterHeater,Oven,Range,Refrigerator

Security Features:

NoSafetyShelter

Window Features:

Vinyl

Interior Features:

LaminateCounters,None

Features: CornerLot,
MatureTrees

