

FOR SALE

175243 N. 2805 Road Duncan, Oklahoma

2002 Solitaire Mobile Home consisting of a Nice 4 Bedroom Home (Approximately 2,542 Square Feet) with a Large Living Area and Fireplace-Kitchen with Dining Area combination, 2nd Large Living Area with Closet (nice), Office/Den, Master Bedroom with Full Bath with Jacuzzi and Walk-In Shower, 2 Vanities and Walk-Through Closet, 3 Additional Bedrooms with Large Closets, Full Jack and Jill Bath with Walk-In Shower and 2 Half Baths and a Large Utility Room. All Electric Home with two AC units and a Nice Back Yard with Shade Trees.

Additional Improvements Include: The Home has been completely Remodeled with New Windows (21), Granite Counters, Laminate Flooring, Wood Grain Tiles in Bathrooms, New Showers, New Jacuzzi Tub, Interior Paint, Water Softner, Dish Washer, Stove, a Metal Roof (4 years old), New Porches, New Fencing (Fenced and Cross Fenced) and an Attached Enclosed Double Car Carport with a Concrete Floor.

All Situated on a Nice 5.04 Acre Tract (330'x 665') with Street Frontage on Pruitt Drive in a Good Location.

Directions: From New Highway 81 South, Go West 1-1/2 Miles on Seminole Road to Pruitt Drive, then Go South 1/4 of a Mile to the Home Site.

Broker's Note: This is a Nice Home, Spacious with a number of Closets and Storage Areas. The Septic Tank, Electric to Home, Water and Plumbing are approximately 7 years old. Please see to Appreciate!

\$225,000

580-255-8162 · 806 West Main · Duncan, OK · 580-467-2248

Gary Criswell Auction Service & Real Estate, Inc.

(Auctioneer/Broker) garycriswellauctioneers.com (Cell Phone)