

Cross Property Client Full



Residential

MLS#: **1017902**
 Address: **94 Ebb Tide RD, Broken Bow, OK 74728**
 Addition: **Carson Creek Estates**
 Area: County: **McCurtain**
 Community:
 Assess Acct#: **0055-00-001-002-0-000-00**
 Land SqFt/Dim: **44,431**
 Lot: **0001** Block: **0002**
 Section: Twnshp:
 Directions: **Call Craig Crawford- 214-228-0892**

Status: **Active**
 Type: **Single Family**
 List Price: **\$1,100,000**
 Close Price:
 LP\$/SQFT: **\$315.19**
 Acre: **1.020**
 Range:

General Information

Beds:	6	SF MOL:	3490 / Tax Assessor	Res Items:	No
Baths:	3.0	Year Built:	2018 / Existing	Disclosure:	Yes
Bldg Design:	Other	Heat:	Central Electric	Warranty:	
Living:	2	Level:	TWO	Cool:	Central Elec
Dining:	2	Const:	Log	FirePlace:	1 / Gas Logs
Lot Desc:	Wooded	Roof Ty / Yr:	Metal	Foundation:	SLAB
Garage:	/ None			Fence:	
Tax:	\$999,999,999.0	HSE:	Yes	Qualify:	Y
				Prop Faces:	

Remarks:

This massive, rustic, authentic Blue Pine Log Cabin will blow you away. With 6 bedrooms, 3 bathrooms, 2 dining rooms, a 12-foot hot tub, trailer parking and 3,490 square feet of space, 'Blue Bass Lodge' is ready to host your whole crew and sleeps 22 comfortably. Offering the perfect balance of seclusion and access to the great nearby recreation. Vaulted cathedral ceilings stretch across the massive great room that will easily accommodate everyone in your group. Settle into the massive sectional couch to watch a movie on the flat-screen Smart TV with cable. The cooking space features stainless steel appliances, extended counters and plenty of room for helping hands! The backyard boasts 2 gas grills and a second dining area, great for al fresco feasts. With full bellies and an exciting day around you, gather around the fire pit to roast marshmallows for s'mores.

Schools

Elem: **Bennett ES** Middle: **Rector Johnson MS** High: **Broken Bow HS** Sch District: **Broken Bow**

Additional Features

Appliances:		Range Type:	
Interior Feat:		Oven Type:	
Exterior Feat:	Covered Deck, Covered Patio, Covered Porch, Fire Pit, Hot Tub/Spa	Parking:	
Floors:		Energy:	
Storm Shelter:	No	Study:	No
Utilities:			
Mechanical Feat:			

Financial Information

Assumable:	Unknown	Loan Qualify:	Yes	Interest Rate:	
Assumpt Fee:		Loan Type:		Remaining Years:	
Monthly Payment:					

Prepared By: **Justin Phillips**

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