

Cross Property 360 Property View

252 Cedar Hills Trail, Broken Bow, Oklahoma 74728

Listing



Residential

MLS#: **1007491**
 Address: **252 Cedar Hills Trail, Broken Bow, OK 74728**
 Addition: **Cedar Hills Cabins**
 Area: _____ County: **Oklahoma**
 Assess Acct#: **450046536**
 Land SqFt/Dim: **44,039**
 Lot: **41** Block: **0000** Acre: **1.011**
 Status: **Active**
 Type: **Single Family**
 List Price: **\$800,000**
 Close Price: _____
 LP\$/SQFT: **\$601.96**
 Directions: **Call agent.**

Recent Change: 05/05/2022 : NEW

General Information

Bed: 2	SF MOL: 1329 / Plans	Res Items: No
Bath: 2.0	Year Built: 2022 / New Home	Disclosure: Exempt
Building Design: Traditional	Heat: Central Electric	Warranty: _____
Living: 1	Level: TWO	Access Feat: _____
Dining: 1	Const: Frame	Flood Ins: _____
Lot Desc: Wooded	Roof Ty / Yr: Composition	Pool: No
Garage: / None	Fence: _____	Poss: At Funding
Tax: \$999,999,999.0HSE:	Qualify: Y	Livestock: _____
		Prop Faces: _____

Remarks:

Beautiful, brand new 2 bed 2 bath cabin on a 1 acre lot in the secluded Cedar Hills Cabins subdivision. Rustic, quaint details of raw wood mixed with modern updates make for the perfect restoring getaway. Massive upstairs balcony off bedroom provides privacy and next level immersion into the gorgeous wooded surroundings. Ready to be furnished to your taste and start generating rental income!

Schools

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

Additional Features

Exterior Feat: **Balcony, Covered Deck, Covered Patio, Covered Porch, Hot Tub/Spa, Outdoor Kitchen** Parking: _____
 Storm Shelter: **No** Study: **No**

Office and Showing Information

Terms: _____ LBox: **Door Keypad Combo** Internet: **Yes / Yes / No** Comp SB: **3%**
 Show Instr: **Listor Appt** S Cond: **None** Occupied: **No** BSB: _____
 List Type: **Exclusive Right to Sell** Service Type: **Full Service** Var/Dual Rt: **No**
 List Agent: **184786/Justin Phillips** List Broker: **PRGO01/Phillips Realty Group**
 Agent Lic#: **184786** Broker Lic#: **184785 - Justin Phillips**
 Agent Phone: **214-432-4416** Office Phone: **214-432-4416** Office Fax: _____
 Agent Email: **prgclosings@gmail.com** Office Web: **phillipsrealtygroup.com**
 Agent Cell: **214-432-4416** Agent Fax: _____

L/Ofc Remarks:

The information contained herein is deemed reliable, but not guaranteed. All parties are encouraged to independently verify the information. Each Phillips Realty Group office is independently owned and operated. **FOR SHOWINGS: CONTACT Craig Crawford (214) 228-0892**

Listing Information

List Date: **05/05/2022** DOM: **0** Pend Date: _____ Expire Date: **10/31/2022**
 Original List Price: **\$800,000** On Market Date: _____

Financial Information

Assumable: **Unknown** Loan Qualify: **Yes**

Prepared By: **Justin Phillips**

Copyright 2022 MLSOK, Inc. All Rights Reserved.

Date Printed: **05/05/2022**

MLSOK, Inc. and its subscribers disclaim any representations or warranties of accuracy, currency, or reliability of any information on this website. All data is provided on an "as is" "as available" basis without liability and should be independently verified. Information is subject to copyright and cannot be transmitted, framed, copied, or altered without the express written permission of MLSOK, Inc