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World Class Ranches Team Brokered by EXP Realty

320 E. Carl Albert Parkway, B1 | McAlester, OK 74501

Highhill 43 acre ranchette-SKB

\$740,000.00



Highhill home and 43 acres The ranch features a brick home with about 3400 sq. ft. of living space, barn/shop, metal working pens, garage, and large storage building. The home has been beautifully updated with calming décor, nice cabinetry, and hard-surface flooring. It sports two living areas, plus a 10'X28' sunroom, nice size bedrooms, three baths, laundry room and a large mudroom All countertops are granite except tile in the master bath. The master suite features a large walk-in closet, a second closet, huge bathroom with jetted tub and two sinks. The kitchen features granite counter tops, white cabinets with pullouts on the lower cabinets, and a pantry. The laundry room is conveniently located off the kitchen. The large mud room has space for an extra freezer or refrigerator, contains lots of cabinets for storage, trash compactor, and a large sink. There is a propane gas log fireplace in the living room (converted from a wood burning fireplace), and a decorative propane fireplace in the den. Two central heat and air heat pump systems allow for zoned heating and cooling. A large wooden deck is positioned off the back of the house with mature trees for afternoon shade. For additional information or to view call Sandy Brock Bahe at 918-470-4710 or toll free at 844-WCR-LAND.

Property Highlights

Acreage: 43.15 Acres

Location: 3 hrs. N of Dallas;
1.75 hrs. S. of Tulsa, OK

Closest Town: McAlester, OK

Access: Paved county road

Taxes: \$\$996.65/2021

Topography: Gently rolling
pastures and forests

Improvements: Home,
barn/shop, garage, 3 ponds,
fencing

Bedrooms: 3

Baths: 3

Forage: Bermuda, clovers,
Korean Lespedeza, natives

Capacity: 8 to 10 pair

Water: 3 ponds, water well

Wildlife: Whitetail deer,
squirrels, turkey, etc.

Utilities: Electric, propane,
septic system, rural water, well

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