

**12801 N 44th East Avenue**  
Skiatook, OK 44

**CHINOWTH**  
**& COHEN**  
REALTORS®

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**MLS# 2603388**



**\$340,000**

**4 Bedrooms | 2 Bathrooms | 1,918 Sqft**

Make this home truly yours! SELLER IS OFFERING A \$5K CREDIT AT CLOSING TO BRIGHTEN THE INTERIOR OR ASSIST WITH CLOSING COSTS\*. The seller is also providing a 1 year home warranty for added confidence with an acceptable offer! Sold as-is with price reflecting no repairs. Located in the highly desirable Cooper Landing addition, situated on 0.74 acres and within the highly sought after Collinsville School district! Welcome to this beautiful well maintained 4 bed, 2 bath home, features a split floor plan and large open living area with fireplace. The kitchen features granite countertops, ample storage, and an open layout ideal for entertaining. All appliances stay with the home including washer/dryer, fridge, deep freeze and mounted TV'S. The primary suite includes a private bath with double sinks, whirlpool tub, and walk in closet. 3 additional bedrooms offer flexibility for family or home office needs. Expanded back patio, perfect for relaxing at the end of the day while enjoying peaceful rural and sunset views. Just minutes from Owasso and Tulsa, this home offers convenient access to shopping, dining, and entertainment. A perfect blend of comfort and style. Schedule your private showing today! This single family home located at 12801 N 44th East Avenue, Skiatook, OK 74070 is currently listed for sale by Chinowth & Cohen, with an



**Angela Barnett**

Chinowth & Cohen Realtors  
Office: (918) 296-7950

For full listing details, please scan:

