

Rural Residence

RESIDENTIAL

OK

**\$83,615** TopHap Estimate · \$186 / ft<sup>2</sup> · confidence 78 · as of Jul 14, 2026

**1**

BEDS

**1**

BATHS

**450 ft<sup>2</sup>**

LIVING AREA

**90 ac**

LOT SIZE

**2000**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$84K**

\$65K low

\$102K high

Last Sale

**\$425,000 · Dec 30, 2024**

Est. Owner Equity

**\$83,615**

## TAX & ASSESSMENT

Property Tax

**\$899 (2025)**

Assessed Value

**\$2,096**

Previous Assessed

**\$2,096**

Assessor Market Value

**\$76,995**

## PROPERTY FACTS

|               |                            |
|---------------|----------------------------|
| Property Type | Rural Residence            |
| Style         | Traditional/Old            |
| County        | Muskogee                   |
| Lot (acres)   | 90.00                      |
| Construction  | Frame (Unspecified)        |
| Foundation    | Mat/Raft Foundation (Slab) |
| Roof          | Composition Shingle        |
| Heating       | Yes                        |
| Cooling       | Yes                        |

Patio · 30 ft²

Porch · 30 ft²

## CLIMATE RISK

|            |                |            |             |              |
|------------|----------------|------------|-------------|--------------|
| 1<br>FLOOD | 78<br>WILDFIRE | 86<br>HEAT | 62<br>STORM | 3<br>DROUGHT |
|------------|----------------|------------|-------------|--------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT² | LOAN |
|--------------|-----------|---------------------|-------|--------|------|
| Apr 17, 2009 | Quitclaim | Quit Claim Transfer |       |        |      |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Webbers Falls High School       | High       | 9–12   | 3.1 mi   |
| Webbers Falls Elementary School | Elementary | PK–8   | 3.1 mi   |

District: Webbers Falls Public Schools

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.