

The Shack Outback at Grand Lake
55898 OK 85
Afton, OK 74331

\$485,000
0.710± Acres
Delaware County



The Shack Outback at Grand Lake Afton, OK / Delaware County

SUMMARY

Address

55898 OK 85

City, State Zip

Afton, OK 74331

County

Delaware County

Type

Commercial, Single Family, Recreational Land, Residential Property, Business Opportunity

Latitude / Longitude

36.635464 / -94.875204

Dwelling Square Feet

1200

Bedrooms / Bathrooms

2 / 1

Acreage

0.710

Price

\$485,000

Property Website

<https://arrowheadlandcompany.com/property/the-shack-outback-at-grand-lake-delaware-oklahoma/90599/>



The Shack Outback at Grand Lake

Afton, OK / Delaware County

PROPERTY DESCRIPTION

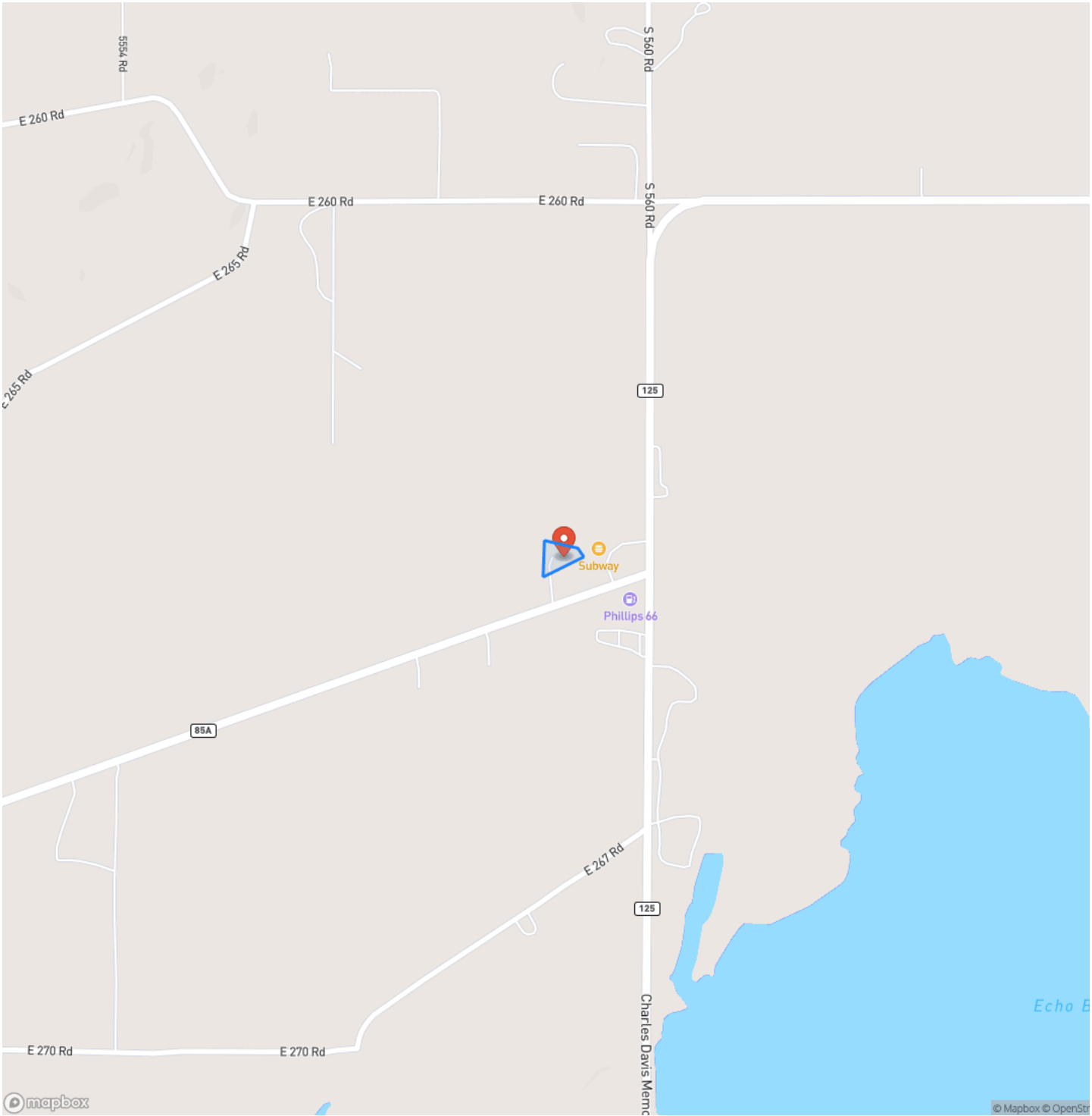
Introducing The Shack Outback at Grand lake, a turn-key +/- 1,425 Sq Ft, 2 bed, 1 bath, Airbnb investment property offering both charm and income potential located in Delaware County, at the heart of Grand Lake! Perfectly positioned at the intersection of OK-85A and OK-125, this property sits directly behind the well-known Woodshed Gas Station and the local landmark Roadhog Saloon. Essentials, tackle, ice and groceries are all within steps. This combination of nightlife, dining and walkable amenities creates a destination that keeps renters coming back and makes life refreshingly simple. The home is warm and inviting, blending rustic lodge character with modern comfort. Inside, stained concrete floors run throughout, offering both durability and easy upkeep for lake traffic. The walls combine rich knotty pine paneling with drywall accents. Corrugated metal ceilings with exposed beams and ductwork create a lofted, industrial-lodge atmosphere that feels both rugged and stylish. The home does feature central heat/ac. The living room is anchored by a full stone fireplace with a raised hearth, the perfect gathering spot after a day out on the water. The open-concept design connects seamlessly into the kitchen and dining area, where granite countertops, custom wood cabinetry, and stainless steel appliances deliver. A large dining table sits beneath rustic pendant lights, perfect for family meals or entertaining guests. The home comfortably sleeps 6-8, with two bedrooms designed for flexibility making it an ideal setup for families or large groups. Two smart TV's, high-speed BOLT fiber internet with wifi, and thoughtful amenities like ceiling fans, heated floors, and a washer/dryer already in place, make this place truly turn-key. Both front and back porches offer scenic views and ample space to unwind, whether it's sipping coffee in the morning or grilling in the evening. The +/- 3,480 Sq Ft shop, however, is what truly sets this property apart. With over 60 ft of interior parking space, 3 overhead roll-up doors, one of which is 14ft, central heat/ac, spray-foam insulation, radiant heated floors, Quincey plumbed air compressor with air lines routed throughout the shop, and a 9,000 lb vehicle lift, it's built to handle anything from tournament fishing boats to RVs. Inside, bright panel walls give it a clean, professional finish. A bathroom, refrigerator, and private office space make it not only functional for guests but also well-suited for commercial use or owner-operators looking for a new space to expand their local business. With its scale, utilities, and unique layout the shop could easily accommodate finishing out a full bath and additional living quarters, potentially doubling the property's rental income. Outside the property continues to impress with a newly laid gravel drive, lean-to, single carport for additional covered parking, tidy fencing, and mature shade trees framing the yard. The curb appeal is accented by rustic stonework, bold red doors, and an old-timey boomtown front with newly installed wooden slats above the covered front porch that welcomes you in true Monkey Island fashion. Importantly, this property is already a proven income producer. In just the past 6 months (since April 2025), it has generated over \$21,000.00 +/- in Airbnb rental income and is currently still operating successfully as a short-term rental. Buyers are encouraged to look up the Airbnb listing in Afton, OK - "Monkey Island Shack Outback"- to see active profiles and guest reviews. Location seals the deal. Less than 10 minutes +/- from Shangi-La Resort and Golf Club and only 15 +/- minutes from the wolf creek boat ramp and Grove, this property is a fisherman's dream. Multiple boat ramps are accessible nearby, and local attractions include but are not limited to the Cherokee Casino Grove, The Riverbend Casino Wyandotte, and rock crawling at Disney, Ok. The Shack Outback at Grand Lake is located +/- 74 miles from the Tulsa International Airport, +/- 8 miles to Bernice, ok, and only +/- 48 miles from Joplin, MO, making it highly accessible for both local and out-of-state visitors. With year-round demand from anglers, vacationers, and lake enthusiasts, the Shack Outback at Grand Lake is more than just a lake retreat, it's a proven revenue-generating asset. Whether you're an investor, an entrepreneur, or someone looking for the perfect Grand Lake basecamp with amazing upside potential, this is a one-of-a-kind opportunity that combines lifestyle, location, and return on investment. The seller is a licensed real estate agent. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Steve Horner at [\(918\) 859-0699](tel:9188590699).

Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.

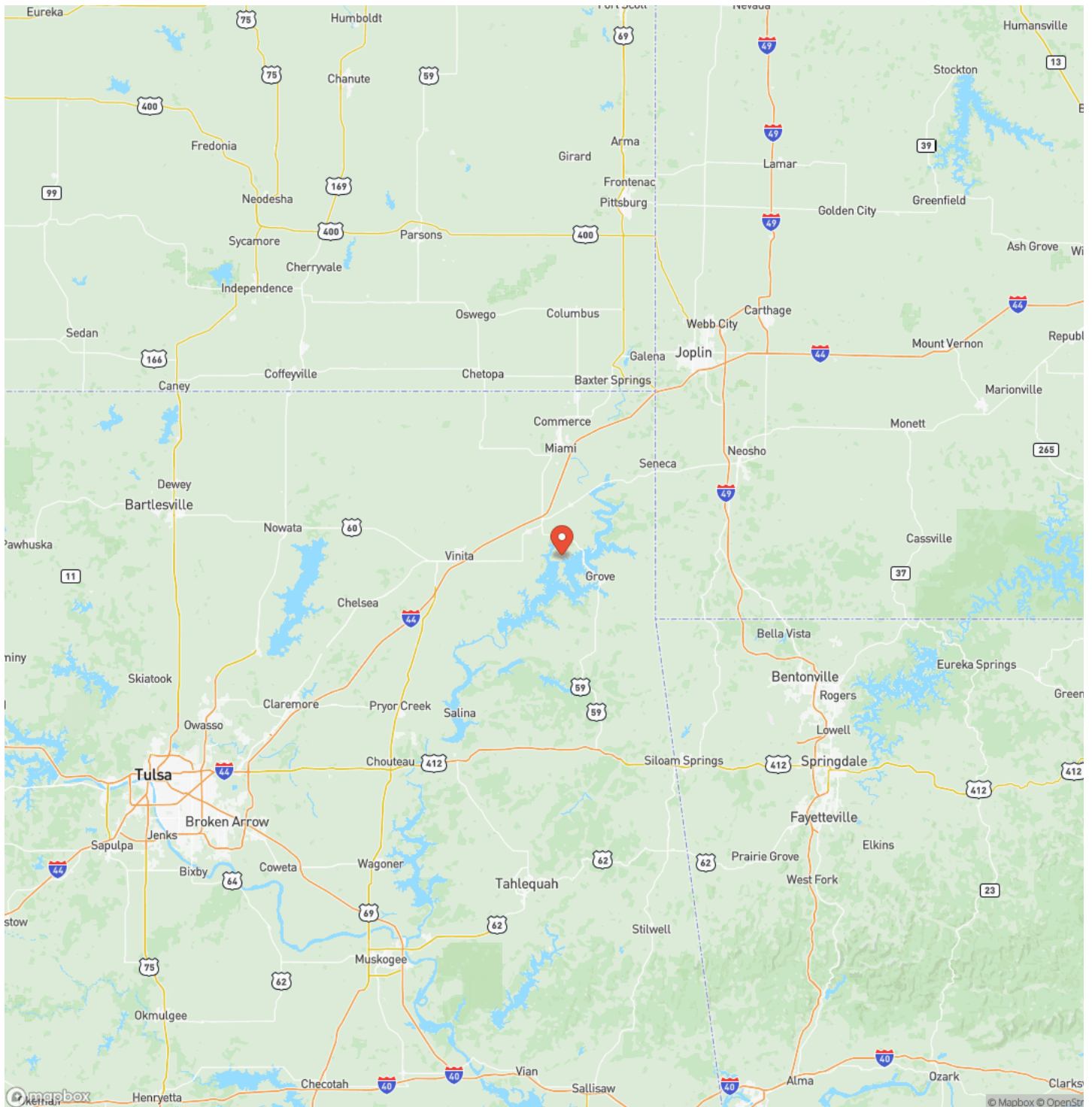
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Afton, OK / Delaware County**



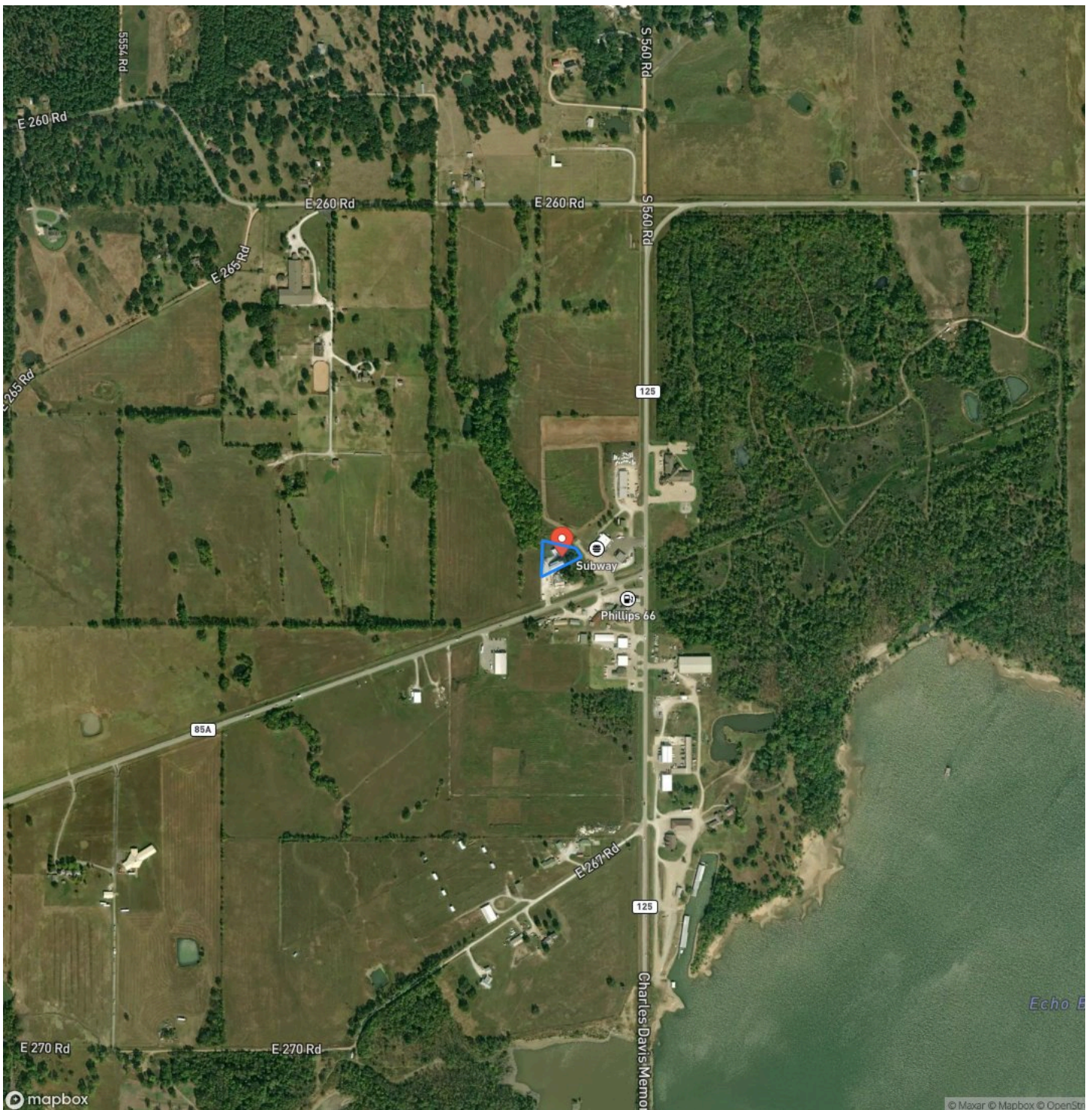
Locator Map



Locator Map



Satellite Map



The Shack Outback at Grand Lake Afton, OK / Delaware County

LISTING REPRESENTATIVE

For more information contact:



Representative

Steve Horner

Mobile

(918) 859-0699

Email

steve.horner@arrowheadlandcompany.com

Address

City / State / Zip

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

This image shows a full page of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.



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