

Heaven's Ridge
TBD
Heavener, OK 74937

\$575,000
2± Acres
Le Flore County



Heaven's Ridge
Heavener, OK / Le Flore County

SUMMARY

Address

TBD

City, State Zip

Heavener, OK 74937

County

Le Flore County

Type

Single Family, Recreational Land, Residential Property

Latitude / Longitude

34.906264 / -94.571663

Dwelling Square Feet

1416

Bedrooms / Bathrooms

2 / 2

Acreage

2

Price

\$575,000

Property Website

<https://arrowheadlandcompany.com/property/heaven-s-ridge-le-flore-oklahoma/89781/>



PROPERTY DESCRIPTION

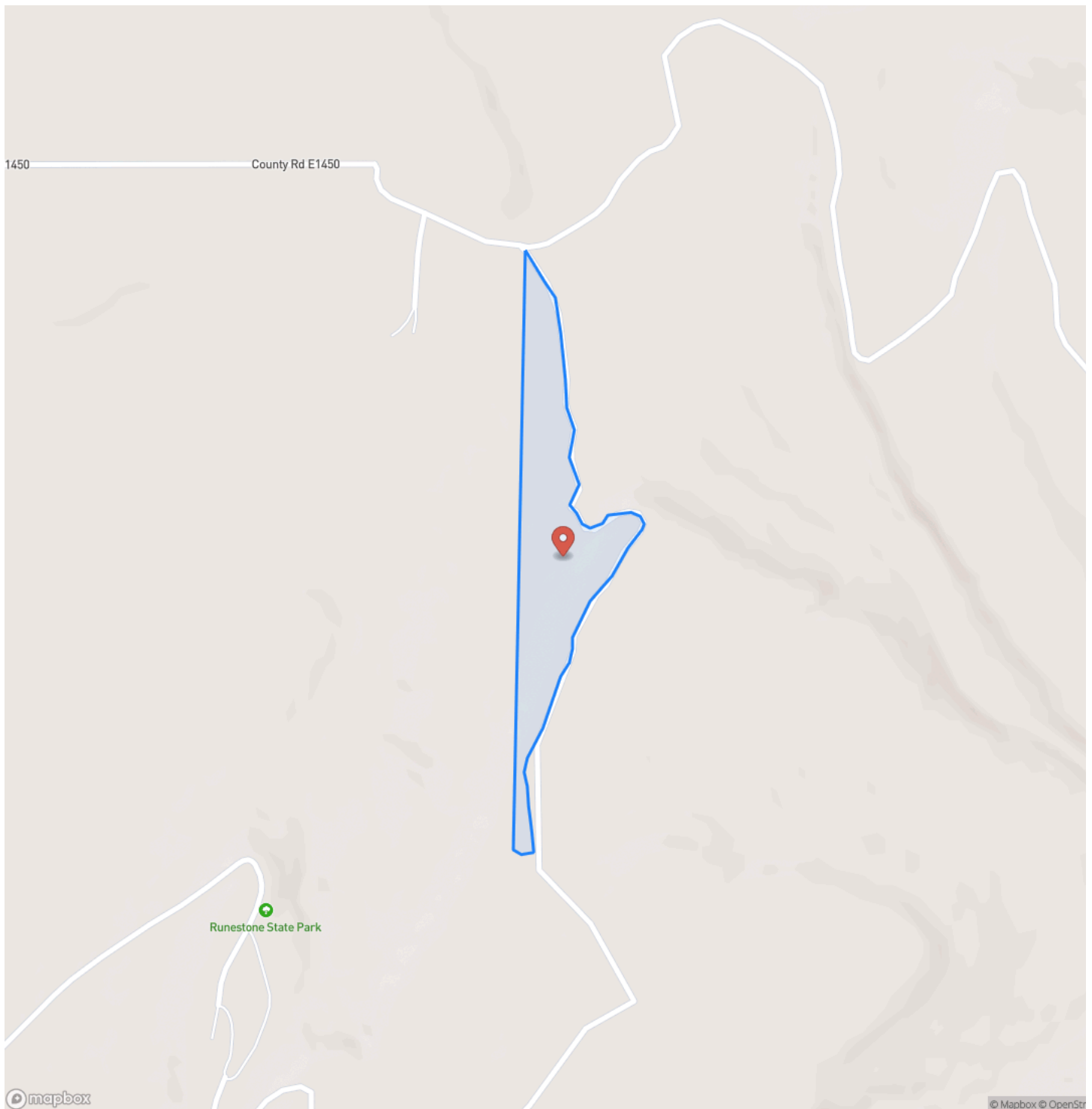
Welcome to Heaven's Ridge, a one of a kind mountain retreat perched high above the town of Heavener in Le Flore County, Oklahoma. This custom built, +/- 1,416 sq. ft., 2 bed, 2 bath cabin sits on a private +/- 2 acre lot at 1,200 ft. elevation in the Ouachita Mountains, offering some of the most breathtaking panoramic views in all of Oklahoma and Arkansas. Overlooking Heavener, Wister Lake, Cavanal Hill, and the San Bois Mountains, this property truly lives up to its name. Step inside to discover reclaimed 70 to 80 year old wood thoughtfully integrated throughout the cabin, polished concrete floors on the main level, and vaulted pine ceilings. The spacious, open concept kitchen features Sierra White veined quartz counters, a custom 4'x9' reclaimed wood island, and full size appliances. Including stove/oven, dishwasher, and a 33 cubic foot refrigerator, all of which convey with the property. The main living area centers around a stunning, floor to ceiling stone fireplace with a solid 160 lb cedar beam mantel. The primary suite and bathrooms feature reclaimed wood accents, with custom touches such as hand built pine benches and a master bed crafted entirely of reclaimed pine. Upstairs, the loft bedroom offers additional space with sweeping mountain views and integrated bunk beds built in. Enjoy the outdoors year round with +/- 1,020 sq. ft. of covered porches, complete with 3" thick cedar bar tops, oversized cedar posts, black rebar rail accents, and an overhead garage style door that frames the San Bois Mountain range. Perfect for merging indoor comfort with the beauty of the surrounding landscape. The cabin is as functional as it is beautiful, featuring a private 400 ft. water well with sediment filtration and an 80 gallon pressure tank, a 500 gallon owned propane tank powering a tankless water heater, washer and dryer, as well as a 2 ton Amana electric HVAC heat pump that can be controlled remotely with a phone app. Electricity is provided by a solar power system, with 30 roof mounted panels, an EG 4 18Kpv inverter, and dual EG4 14.3 kW batteries providing a total of 28 kW of storage. Starlink internet, excellent cell service from a nearby tower, and Ring doorbell security ensure modern comfort and connectivity without sacrificing the peace of mountain living. The property offers a circle drive with parking for 2 to 5 vehicles, easy access via a newly built mountain road, and privacy surrounded by red oaks, black oaks, maples, pines, cedars, and more. Wildlife is abundant, with opportunities for hunting Eastern turkey, black bear, and trophy whitetail deer. Nearby Wister Lake and the Ouachita National Forest provide endless opportunities for fishing, hiking, ATV riding, camping, and exploring. The location combines privacy with convenience, just a +/- 8 minute drive from Heavener, +/- 12 miles south of Poteau, +/- 40 miles to Fort Smith, Arkansas, and +/- 70 miles north of Hochatown. Runestone Park, famous for its Viking inscriptions and rich cultural history is directly below the cabin. Adding to the unique character of this mountaintop escape. This property is more than just a cabin, it's a rare opportunity to own a private retreat with endless potential. Property boundary lines will be subject to a survey. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Tony Cerar at [\(918\) 671-8937](tel:9186718937).

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.

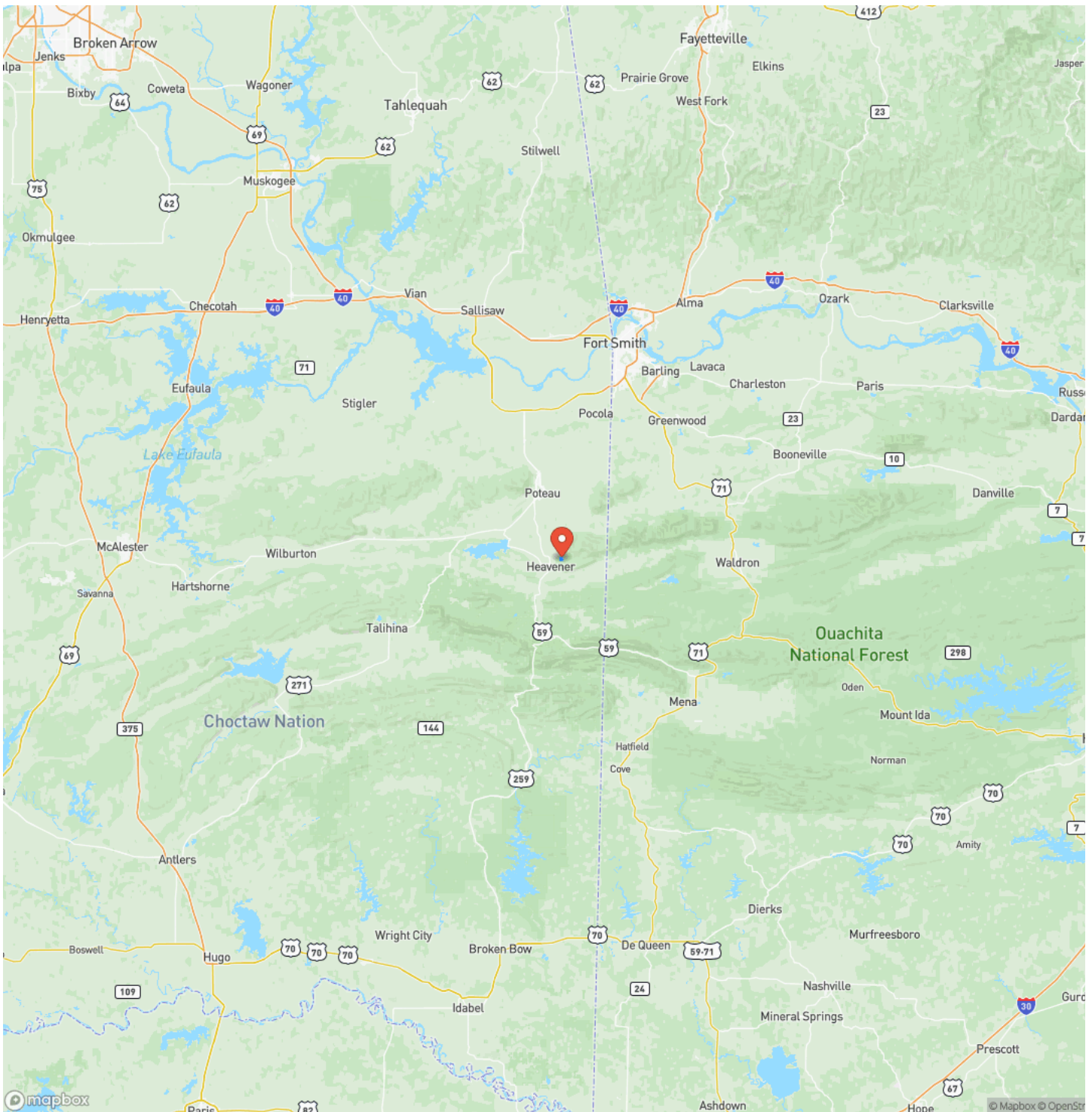
Heaven's Ridge
Heavener, OK / Le Flore County



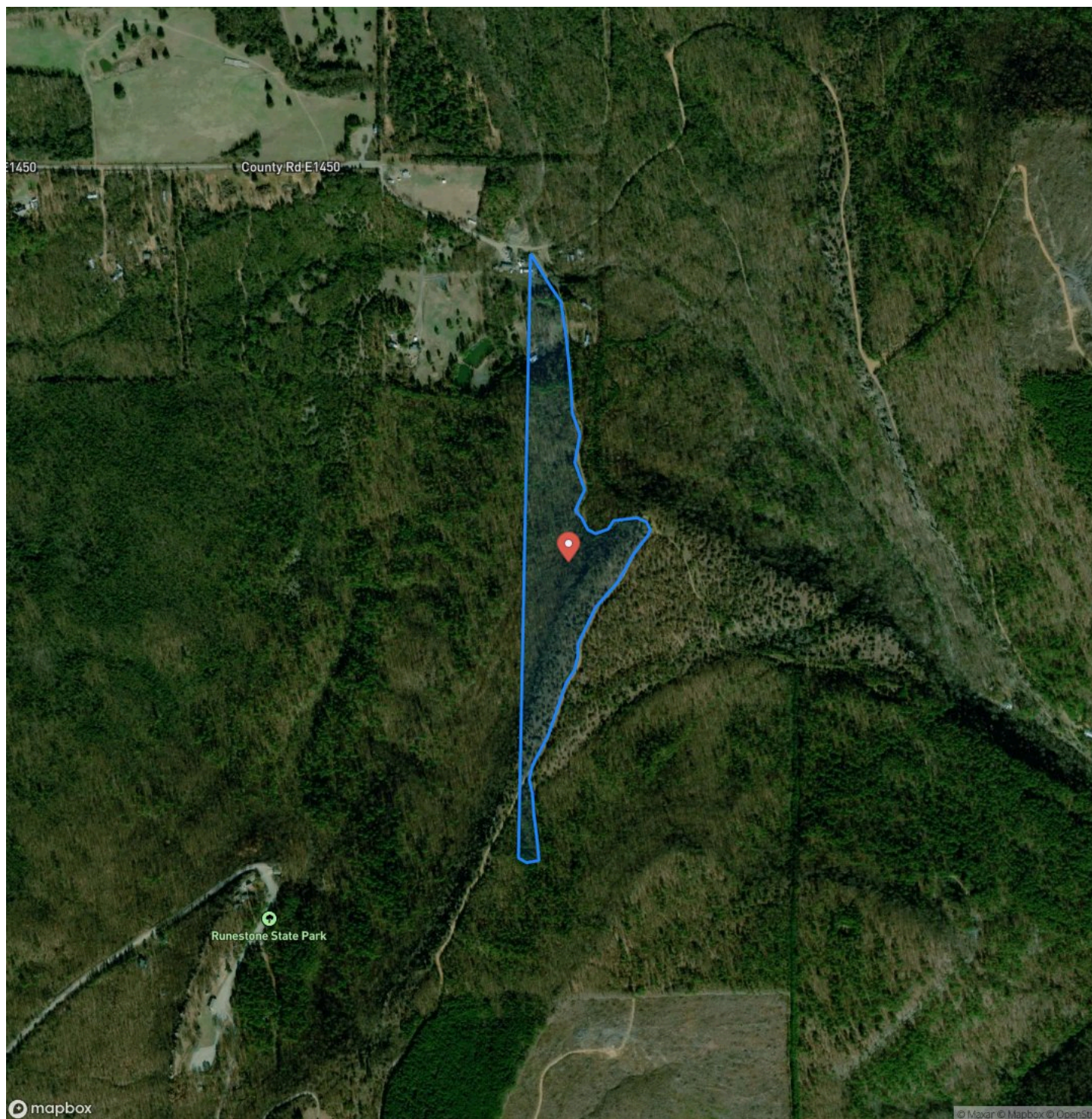
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Tony Cerar

Mobile

(918) 671-8937

Email

tony.cerar@arrowheadlandcompany.com

Address

City / State / Zip

NOTES

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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.



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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