

Resort Dispersal Auction

Homes • Townhomes • Cabins • Office/Café • Half-Acre Lots • Boat Slips • Watercraft

Set within 7[±] contiguous waterfront acres on Grand Lake O' the Cherokees, Candlewyck Cove Resort is offered for sale in a multi-asset dispersal designed for individual buyers and investors.

Twenty real estate parcels offer a variety of possibilities—from a personal lake retreat or income-producing property to development land or multiple properties within the resort.

Residential properties will be sold fully furnished and move-in ready.

The offering reaches beyond the shoreline, with boat slips, jet-ski ports, boat lifts, boats and golf carts. Together, the real estate and recreational assets offer many ways to own, invest and enjoy life at Grand Lake.



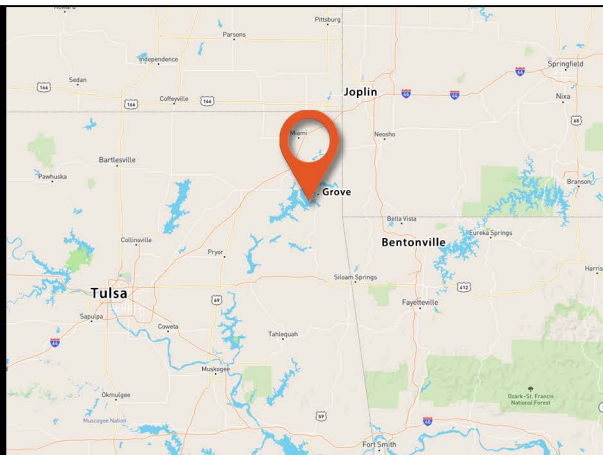
AUCTION DATE:
Oct 4th at 3pm



AUCTION OFF-SITE:
Candlewyck Cove Resort
59800 East 307 Lane
Grove, OK



OPEN HOUSE:
2-4pm Sundays
September 13, 20 & 27



AUCTION DETAILS



cj-auctions.com | 918.550.8118
info@cj-auctions.com



RESIDENTIAL
RANCH
COMMERCIAL

CANDLEWYCK COVE RESORT AUCTION

The real estate sale includes four homes ranging from three to six bedrooms, including a custom lakefront residence; four two-bedroom townhomes; five cabins; a fourplex and an eight-plex hotel-style rooms; an office/café with apartment; and four land parcels. Each is offered as an individual parcel, giving buyers the flexibility to choose a single residence, multiple rental properties, land or a combination of properties that fits their plans.

Also selling are 19 boat slips, six jet-ski ports, boat lifts, boats and golf carts. From furnished homes and guest accommodations to open land and waterfront access, the offering reflects the relaxed, recreation-centered setting that defines Candlewyck Cove.



Parcel A1 - Custom Lakefront Home



4 Homes



Townhomes



Cabins



Office/Café



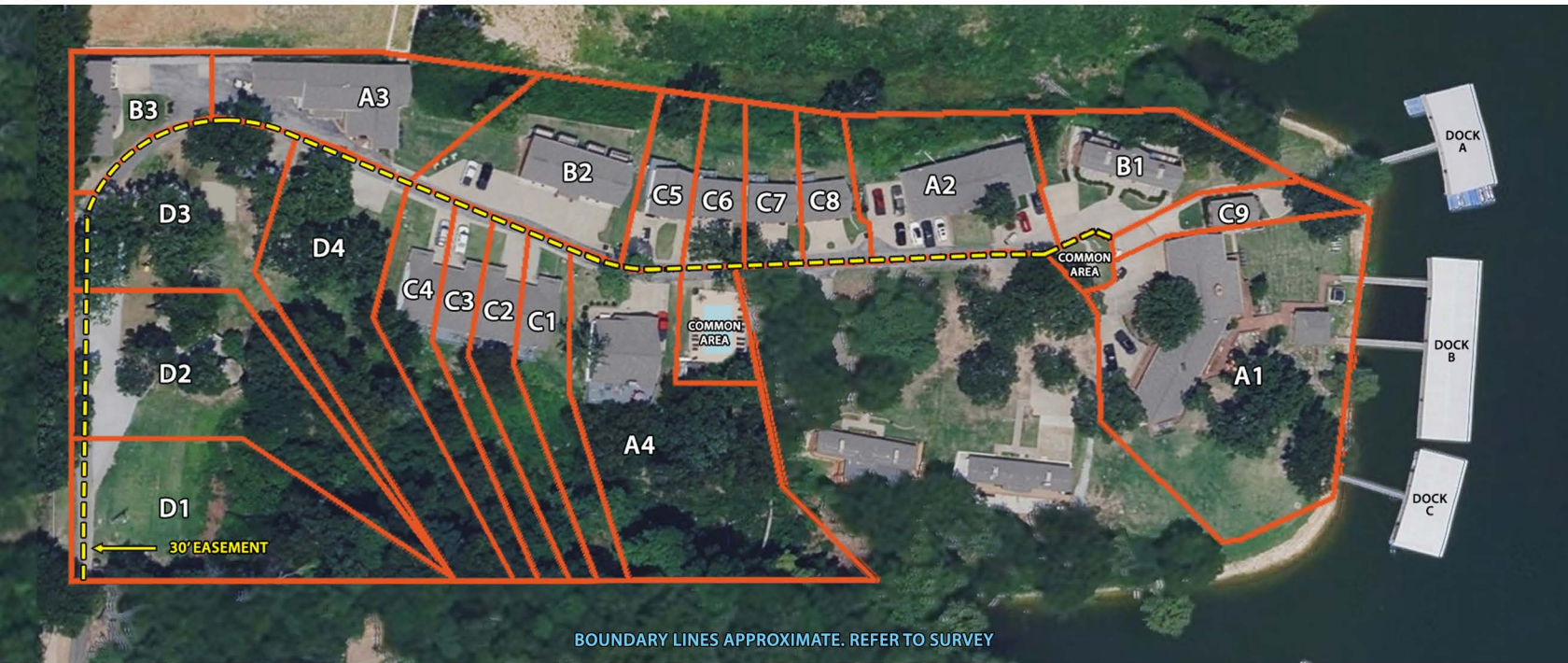
Lots/Land



Boat Slips



Watercraft



- A1 – Lakefront Home, 4 Bedrooms
- A2 – Lakeview Home, 6 Bedrooms
- A3 – Home, 5 Bedrooms + Private Suite
- A4 – Home, 3 Bedrooms
- B1 – Fourplex, 4 Hotel Style Suites
- B2 – Eightplex, 8 Hotel Style Rooms
- B3 – Multi Use Building, Office/Café/Apt
- C1 – Townhome, 2 Bedrooms

- C2 – Townhome, 2 Bedrooms
- C3 – Townhome, 2 Bedrooms
- C4 – Townhome, 2 Bedrooms
- C5 – Cabin, 2 Bedrooms
- C6 – Cabin, 2 Bedrooms
- C7 – Cabin, 1 Bedroom
- C8 – Cabin, 1 Bedroom
- C9 – Lakefront Cabin, 1 Bedroom

- D1 – Half-Acre Lot
- D2 – Half-Acre Lot
- D3 – Half-Acre Lot
- D4 – Half-Acre Lot
- E1-E19 – Boat Slips
- F1-F6 – Jet Ski Ports
- G1-G2 – Boat Lifts



A2



A4



D2



B3



C1-4



A3



C5



A3



C



B2



CANDLEWYCK COVE RESORT

October 4th



VISIT [CJ-AUCTIONS.COM](https://cj-auctions.com) FOR COMPLETE TERMS, CONDITIONS AND DISCLOSURES.

DISCLOSURES:

- 3% Buyer's Premium applies and will be added to the high bid to determine the total purchase price.
- Fence lines may not reflect property boundaries.
- Survey fee \$1,000 per parcel.
- All parcels are subject to a 30' ingress egress utility easement.
- All parcels are subject to a Property Ownership Association. Refer to cj-auctions.com for details.
- All boat slips are subject to a Property Ownership Association. Refer to cj-auctions.com for details.

TERMS & CONDITIONS:

- Property sells as-is, where-is, with no contingencies for financing, inspections, or other approvals.
- Sale is subject to seller confirmation.
- All persons inspecting the property, attending an open house or auction do so at their own risk and shall not hold the seller/property owner, CJ Auctions or their agents liable for damages to their person or property.



OK RE Lic# 159708 Ronn Cunningham | Cunningham Johnson Auctions

cj-auctions.com | info@cj-auctions.com | 918.550.8118

Current as of 8/28/26



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