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Tracts 1-3 Topaz Way, Parrottsville, TN 37843

$253,500 · MLS #9973242 · www.brphomes.com/mls/9973242



16.92
ACRES

Property Facts

Property Type: Land
Status: Active
Lot Acreage: 16.92
City Taxes: $0
County Taxes: $0
Elementary School: Parrottsville
Middle School: None
High School: Cocke Co

Description

Available now, 9 tracts of land that are ideal for homesteading and building your dream, all tracts are zoned agricultural. Each tract offers plenty of room as they range from 5.2 to 6.4 acres each. These tracts fall within a community of people striving to build a healthier, more sustainable way of life. We are working to grow food and raise animals using techniques

from fields like permaculture and agroforestry. We hope to reduce or eliminate our dependence on municipal utilities like electricity and water. The sellers live in the community and may be available to help with a variety of projects. With a machine shop, sawmill, and heavy equipment on site, they can assist with building structures, clearing land, or many other tasks that may arise as the sellers have a skill set that is not normally available. Their unique skill set, and equipment make them invaluable partners in creating the homestead of your dreams. The many tracts of land provide for different preferences such as having a weather stream, pond, MTN view with all of them being private. Each tract is accessible with common roads and long private driveways already graded with bar ditches and culverts. Most already have a house seat cut in, and the couple that don't are just waiting for you to pick a spot. This land provides a unique opportunity and is a must see. Roughly 30 minutes from Greeneville & Morristown, and about an hour from Knoxville, Pigeon Forge, and Gatlinburg, this property is located in the county but is within a short distance to shopping, restaurants and a hospital within the city limits of Newport. Sellers live on site and are available to assist with touring the land. If you are looking for land with the support of experienced homesteaders, these tracts of land are the perfect choice for your on or off-grid homestead. Come and enjoy the peace and tranquility of country living. Tracts 1, 2 and 3 are ideally suited for an extended family who wants to live and work near each other... but still maintain some privacy at the end of a dead-end road. There is plenty of gentle south facing slope for gardening, a sizeable pond, a very small creek, and several home sites with the potential for great views. Some of this land used to be pasture and would be fairly easily restored. There are also many mature nut trees here that attract deer. The cleared home site on tract 1 is approximately 1700' from the central well, 1200' from the nearest electric pole, and 1300' from the nearest city water tap.

Features & Amenities

EXTERIOR

Greenbelt • Lot/Tract • Paved • Private Road • Rolling Slope • Sloped • Unimproved • Wooded

OTHER

Average Condition • Manufactured Home Permitted • Modular Permitted • Poultry Permitted • Rec Right of Way Easements • Site Built Permitted • Survey

Listing courtesy of Country Living Realty

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9973242