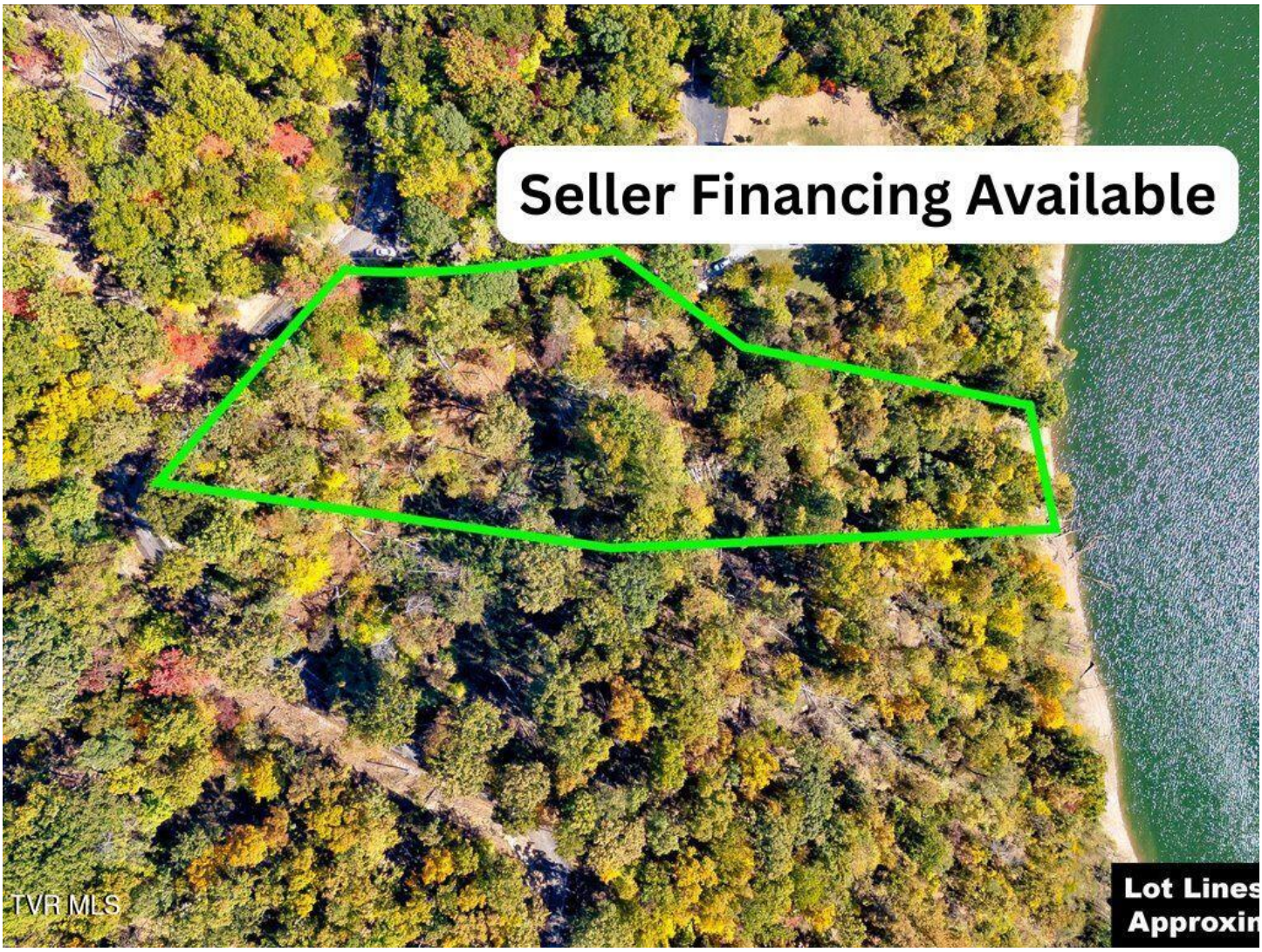
FOUND ON WWW.BRPHOMES.COM

1218 Keetoowah Drive, Mooresburg, TN 37811

$125,000 · MLS #9987437 · www.brphomes.com/mls/9987437



3.41
ACRES

Property Facts

Property Type: Land
Status: Active
Lot Acreage: 3.41
Association Fee Frequency: Annually
HOA Fee: $690

City Taxes: $0
County Taxes: $544.77
Elementary School: Mooresburg
Middle School: Rogersville
High School: Cherokee

Description

Seller financing is available with 10% down. Main-channel frontage • Dockable with TVA permit • Architect-verified homesite placement

Discover the possibilities of this 3.41 acre lakefront lot in the gated community of Chelaque on Cherokee Lake. Offering approximately 137 feet of shoreline along the lake's main channel, this tract delivers year round water access and the ideal topography for a custom home with a walk-out basement or ranch-style plan. A professional architectural rendering confirms an optimal build site positioned for privacy, a curved driveway approach, and expansive southwest-facing lake and sunset views.

The property's natural slope and mature hardwood canopy create a scenic setting with direct sightlines to open water and surrounding ridges. Utilities such as electric and high-speed internet are available at the road; well and septic will be needed. Chelaque's design standards require a minimum 1,400 sq ft finished residence, preserving neighborhood quality while allowing flexible design choices such as modern, traditional, or cabin-style architecture.

Chelaque residents enjoy exceptional amenities: a gated entrance, clubhouse, picnic pavilion, pickleball court, community boat ramp, and marina with rentable slips. Roads are paved and maintained year-round, and the neighborhood's elevated bluffs along the lake offer abundant wildlife and seasonal color.

Located just 7 miles from Green Tomato Grill, 10 miles from Holt's IGA, 14 miles from Food City, and 18 miles from Panther Creek State Park, the property balances quiet lake living with convenient access to shopping, dining, and recreation. Highway 11W is approximately 4 miles away, providing easy travel to Morristown or Rogersville in about 20 minutes.

This unique parcel combines privacy, accessibility, and water frontage--ready for your custom design and immediate enjoyment of Cherokee Lake living.

Features & Amenities

EXTERIOR

2 Lane Road • Lake Access • Lake Front • Lot/Tract • Mountain(s) View • Paved • Private Maintained Road • Private Road • Residential • Resort/Vacation • Sloped • Water View • Will Not Divide • Wooded

OTHER

Additional Road Frontage • Aerial • Building Restrictions • Cable Available • Electricity Available • Fiber Available • Plat • Site Built Permitted • Topo Map • Utility Easement

Listing courtesy of REMAX Real Estate Ten of Morristown

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9987437