

2752 Knob Creek Road, Johnson City, TN 37604

\$1,849,500 · MLS #9990602 · 5 bed / 5 bath · www.brphomes.com/mls/9990602



5

BEDS

5

BATHS

8,226

SQ FT

2016

YEAR BUILT

5.35

ACRES

Property Facts

Property Type: Residential

Sub Type: Single Family Residence

Status: Active

Year Built: 2016

Lot Acreage: 5.35

Fireplaces: 3

Above Grade Sq Ft: 8,226

Lot Dimensions: approx 5.35 acres

City Taxes: \$4,045.21

County Taxes: \$5,018

Basement Sq Ft: 0

Garage Sq Ft: 1,243

Garage Spaces: 2

Elementary School: Woodland Elementary

Middle School: Liberty Bell

High School: Science Hill

Description

A rare convergence of history, craftsmanship, and modern luxury, this extraordinary residence is anchored by an original 1880'S WORMY CHESTNUT TIMBER-FRAME GERMAN BANK BARN, carefully relocated from Gettysburg and meticulously rebuilt to honor its heritage while delivering a truly elevated living experience. Set on approximately 5.35 ACRES IN THE HEART OF JOHNSON CITY, the property offers remarkable privacy without sacrificing central convenience. The exterior's pine siding and advanced SIP panel construction provide exceptional insulation, while the interior showcases wormy chestnut beams, oak studs, and pine walls, creating a warm, authentic

architectural presence throughout.

Soaring 40-foot ceilings, expansive windows, and exposed beams define the main living spaces, flooding the home with natural light. Polished concrete floors on the main level—finished with white grout and sealant—contrast beautifully with the pine flooring on the second level, reinforcing the home's balance of rustic character and refined design. The heart of the home is a SHOW-STOPPING, CHEF-CALIBER KITCHEN, outfitted with premium European and custom finishes: Snaidero cabinetry, Kesseboehner inserts, Woodmode stainless steel island cabinets, reclaimed bowling alley countertops, and a White Haus farmhouse sink. A classic AGA range with gas companion anchors the space, complemented by Sub-Zero refrigeration, Marvel refrigerator drawers and wine refrigerator, and a KitchenAid dishwasher. Custom backsplash, hood, and chandelier elevate the kitchen to a functional work of art, while an open pantry and computer nook, along with a cozy reading nook beneath the staircase, add thoughtful livability. Entertaining flows seamlessly into the dining room—featuring exposed beams, a built-in China cabinet, and access to the covered rear patio—and into the dramatic great room, where extensive windows, exposed beams, a gas-log woodstove, and access to a storage loft create an inviting yet grand atmosphere. The MAIN-LEVEL PRIMARY SUITE is a private retreat unto itself, offering a gas-log/woodstove fireplace, a dramatic roll-up window/door, and a luxurious en-suite bath with dual vanities, soaking tub, oversized walk-in shower, and a two-story walk-in closet with custom shelving. Designed for both relaxation and entertainment, the family room features a 17-foot home theater screen, a custom bar highlighted by a restored 1948 Chrysler bar side, repurposed wine barrel bases, under-counter refrigeration, and a gas-log woodstove—perfect for hosting unforgettable gatherings. Two additional loft spaces overlook the main living areas, offering sitting rooms or bonus spaces with wrought-iron railings and pine flooring. The second level bedrooms feature vaulted, beamed ceilings and Jack-and-Jill baths, continuing the home's cohesive architectural story. The laundry and mudroom are equally impressive, with a three-foot industrial sink, extensive counter space, full-size refrigerator and freezer, ample storage, and an additional bathroom. A converted 1971 brick ranch now serves as a 44-foot-deep, two-car garage/workshop, complete with reclaimed bowling alley workbench, dual insulated glass garage doors, hospital-grade sink, fireplace with electric insert, and HVAC infrastructure in place. With five bedrooms, four full baths, two half baths and an abundance of custom-built elements throughout, this property delivers a one-of-a-kind living experience—where historic authenticity meets intentional, high-end design. This is not simply a home. It is a legacy property—crafted, curated, and unlike anything else in the region. Conveniently situated near Marketplace Boulevard, the Knob Creek Road project is set to greatly enhance traffic flow throughout the area while introducing new amenities. Great location, just minutes from shopping, dining, schools, I-26, Johnson City Med Center, Med-Tech Corridor, ETSU and VA hospital; close to downtown Historic Jonesborough. 2752 Knob Creek Rd - Johnson City, TN 37604

Distinctive features and highlights

Original 1880' wormy chestnut timber frame German Bank Barn which was moved from Gettysburg and meticulously rebuilt

1971 Brick ranch converted to a 2-car garage/workshop and mudroom/laundry room

Approx. 5.35-acre tract - centrally located in Johnson City

Pine exterior siding with SIP panels for insulation and interior pine wall

Wormy Chestnut beams and Oak studs

Polished concrete flooring on main level (white grout with sealant)

Pine flooring on second level

40-foot ceiling

5 bedrooms - 4 full baths - 2 half baths

3 fireplaces

2 water heaters

3 heat pumps total - 2 working for main and second level - 1 garage not operational

Unique, custom built-in elements and high-end finishes, creating distinctive living experience

Kitchen

"Snaidero" Cabinets in kitchen and laundry room

"Kesseboehner" cabinet inserts

"Woodmode" stainless steel kitchen island cabinets

"AGA" stove with gas companion and matching "Marvel" refrigerator drawers

"Marvel" Wine refrigerator under kitchen island

Subzero										refrigerator
Custom		made		backsplash			and			hood
Custom				made						chandelier
Reclaimed			Bowling			Alley				Countertops
"White			Haus"			Farmhouse				sink
"KitchenAid"										dishwasher
"IGAS"										Fireplace
Open			pantry/computer				nook			area
Cozy		reading		nook			underneath			staircase
Dining										room
Built-in				China						cabinet
Exposed										beams
Access		to		covered			back			patio
Great										Room
Exposed										beams
Extensive	windows		to	allow		abundant		natural		light
Gas-log										woodstove
Access			to			storage				loft
Master										Suite
Main			level			master				suite
Gas-log/woodstove										fireplace
Large				roll-up						window/door
En-suite				master						bathroom
Two										vanities
Soaking										tub
Oversize				walk-in						shower
2-story	walk-in		closet		with			custom		shelving
Family		room		with		Theater		and		Bar
17-foot			Home			Theater				screen
1948			Chrysler			bar				side
Custom	bar	with	wooden	countertop	and	repurposed	wine	barrels	used	as base
Under					counter					refrigeration
Gas-log										woodstove
Loft										#1
Pine										flooring
Wrought-iron										railing
Sitting										area
Overlooking			kitchen		and			dining		room
Second				level					bedrooms/bathroom	
Jack			and			Jill				bathrooms
Vaulted			and			beamed				ceilings
Pine										flooring
Loft										#2
Sitting					area/bonus					room
Overlooking					family					room
Laundry										Room
3-foot-wide					industrial					sink

14 feet of counter and space
Full Size & refrigerator dryer freezer
Washer hook-up
Storage space
Bathroom

Garage

44-foot reclaimed bowling alley work bench
2 10x10 garage doors with insulated glass
5+ foot long hospital sink
Fireplace with electric fireplace insert

Storage Loft with 1,700 square feet of storage space = 8,500 cubic feet

Features & Amenities

INTERIOR

Bar • Built-in Features • Central Air • Concrete Flooring • Cooktop • Custom Walls • Dishwasher • Eat-in Kitchen • Electric Dryer Hookup • Electric Heating • Fireplace Heating • Gas Log Fireplace • Great Room Fireplace • Hardwood Flooring • Heat Pump • Insulated Windows • Kitchen Island • Kitchen/Dining Combo • Laundry • Loft • Media Room • Mud Room • Open Floorplan • Pantry • Primary Bathroom • Primary Bedroom • Primary Bedroom Fireplace • Primary Downstairs • Range • Recreation Room • Refrigerator • Remodeled • Restored • Sitting • Smoke Detector(s) • Soaking Tub • Storage Attic • Three Or More-Level • Two-Level • Utility Sink • Walk-In Closet(s) • Washer Hookup • Wet Bar • Window Treatment-Negotiable • Wood Walls • Workshop

EXTERIOR

Asphalt Roof • Attached • Barndominium • Carport • Cleared Lot • Covered Porch/Patio • Driveway • Farm House • Front Porch • Garage Door Opener • Garden • Historic • Landscaping • Level Lot • Pasture • Rear Patio • Shingle Roof • Slab Foundation • Traditional • Wood Siding Exterior

OTHER

Above Average Condition • Cable Connected • Electricity Connected • Natural Gas Connected • Public Water • Septic Tank Sewer • Sewer Available • Updated/Remodeled Condition • Water Connected

Listing courtesy of REMAX Checkmate, Inc. Realtors



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www.brphomes.com/mls/9990602