# 11423 Reedy Creek Road, Bristol, VA 24202

**$624,500** · MLS #9990888 · 3 bed / 3 bath · www.brphomes.com/mls/9990888




| 3 | 3 | 3,190 | 2022 | 1.1 |
|---|---|---|---|---|
| BEDS | BATHS | SQ FT | YEAR BUILT | ACRES |

## Property Facts

**Property Type:** Residential
**Sub Type:** Single Family Residence
**Status:** Active
**Year Built:** 2022
**Lot Acreage:** 1.1
**Fireplaces:** 1
**Above Grade Sq Ft:** 3,190
**Lot Dimensions:** 168x304x171x304

**City Taxes:** $0
**County Taxes:** $1,408.20
**Basement Sq Ft:** 0
**Garage Sq Ft:** 988
**Garage Spaces:** 4
**Elementary School:** Valley Institute
**Middle School:** Wallace
**High School:** John S. Battle

## Description

Step inside this beautifully crafted custom home offering refined one-level living in the peaceful countryside of Bristol, Virginia. Constructed in 2022, this thoughtfully designed residence blends modern elegance with everyday functionality,

creating a home that feels both sophisticated and inviting. Walk through the front door to discover a bright, open layout highlighted by soaring 10-foot ceilings, striking 8-foot interior doors, and expansive windows that flood the space with natural light. Every detail has been carefully selected, from the beautiful fixtures to the seamless design that makes the home ideal for both entertaining and comfortable daily living. At the heart of the home is an impressive chef-inspired kitchen featuring stainless steel appliances, sleek quartz countertops, and an oversized island that provides abundant prep space and casual seating. Whether hosting gatherings or enjoying quiet mornings, this kitchen was designed to bring people together. The spacious primary suite serves as a true retreat, offering privacy and relaxation at the end of the day. The spa-like ensuite bath showcases a freestanding soaking tub, a custom tile shower, and upscale finishes that evoke a luxury resort feel. Adding to the home's thoughtful layout, the laundry room is conveniently connected to both the hallway and the primary walk-in closet for maximum efficiency. With three generously sized bedrooms, two full bathrooms, and two half baths, the home provides flexibility for families and guests alike. Upstairs, the fully finished bonus space above the garage offers endless possibilities -- ideal for a fourth bedroom, media room, playroom, or home office. Situated on over an acre, the outdoor setting delivers the space and privacy many buyers desire. The sunroom creates a perfect backdrop for entertaining, enjoying peaceful evenings, or simply taking in the surrounding countryside. Tucked along a quiet roadway yet located just minutes from the shopping, dining, and entertainment of downtown Bristol, this property offers the rare combination of tranquility and convenience. Don't miss your chance to own this exceptional, move-in-ready home. Buyer/buyers agent to verify all information.

## Features & Amenities

### INTERIOR

Bonus Room • Built-In Electric Oven • Cooktop • Drywall Walls • Eat-in Kitchen • Electric Dryer Hookup • Gas Log Fireplace • Heat Pump • Kitchen Island • Kitchen/Dining Combo • Luxury Vinyl Flooring • Microwave • Pantry • Refrigerator • Soaking Tub • Storage Attic • Walk-In Closet(s) • Washer Hookup

### EXTERIOR

Block Foundation • Deck • Farm House • Front Porch • Level Lot • Shingle Roof • Vinyl Siding Exterior

### OTHER

Above Average Condition • Cable Connected • Electricity Connected • Propane • Public Water • Septic Tank Sewer

Listing courtesy of The Addington Agency Bristol

SCAN TO VIEW ONLINE
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