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# 101 Bond Town Road, Blountville, TN 37617

**$1,890,000** · MLS #9993516 · 3 bed / 5.5 bath · www.brphomes.com/mls/9993516




| 3 | 5.5 | 7,179 | 2005 | 5.22 |
|---|---|---|---|---|
| BEDS | BATHS | SQ FT | YEAR BUILT | ACRES |

## Property Facts

**Property Type:** Residential
**Sub Type:** Single Family Residence
**Status:** Active
**Year Built:** 2005
**Lot Acreage:** 5.22
**Above Grade Sq Ft:** 4,526
**Lot Dimensions:** 227,382
**City Taxes:** $0
**County Taxes:** $4,377.01
**Basement Sq Ft:** 3,997
**Garage Sq Ft:** 1,596
**Garage Spaces:** 4
**Elementary School:** Holston
**Middle School:** Sullivan Central Middle
**High School:** West Ridge

## Description

Welcome to an exceptional private estate at 101 Bond Town Rd in Blountville, Tennessee, offering over 8,000 square feet of beautifully designed living space on a meticulously maintained property in the heart of the Tri-Cities region.

Ideally located just minutes from Tri-Cities Airport and conveniently positioned between Johnson City, Kingsport, and Bristol, this remarkable residence provides both privacy and accessibility - an ideal combination for executive buyers, relocation clients, and those seeking an elevated lifestyle in Northeast Tennessee.

The home has been carefully maintained and reflects true pride of ownership, with immaculate interiors and beautifully kept outdoor spaces. Surrounded by the natural beauty of East Tennessee, the property is within easy reach of the area's most scenic lakes, mountains, and outdoor recreation, making it perfect for those who appreciate both luxury living and an active lifestyle.

Inside, the home welcomes you with an impressive entry highlighted by elegant chandeliers, rich hardwood flooring, soaring ceilings, and expansive windows that fill the home with natural light. The thoughtfully designed floor plan creates a natural flow between the gourmet kitchen, living areas, and formal dining spaces, making the home equally suited for entertaining or comfortable everyday living.

The main level features a private primary suite retreat, complete with an adjoining office or nursery, a spa-inspired bathroom with heated floors, and generous closet space. Two additional bedrooms each offer their own en-suite baths with heated flooring, providing comfort and privacy for family or guests.

A climate-controlled sun-room offers a relaxing space to enjoy throughout the year, while outside, the property transforms into a private resort setting. The Viking fiberglass pool, resurfaced deck, and outdoor bath area create the perfect environment for gatherings, relaxation, or entertaining.

The finished lower level adds tremendous versatility and is ideal for multi-generational living or guest accommodations, featuring a spacious entertainment area with marble and tile flooring, kitchenette, full bath, built-in vault, and extensive storage. A lower-level garage provides convenient private access for guests or extended family.

This residence also offers impressive construction quality and modern mechanical systems, including concrete construction with foam insulation, a heated and cooled three-car garage with ceramic tile floors. Additional Highlights: Built-in dehumidifier, heat pump (2 years old), and one water heater (3 years old)

There is a 1,000 lb. propane tank which is leased with automatic backup heat system, ensuring both comfort and efficiency.

Located in Northeast Tennessee, one of the most desirable relocation destinations in the country, the property also benefits from Tennessee's no state income tax, adding long-term financial appeal to its lifestyle advantages.

For frequent travelers, the proximity to Tri-Cities Airport, which supports executive and private aviation services, offers exceptional convenience for business or leisure travel.

This extraordinary property combines quality construction, privacy, convenience, and timeless design--creating a rare opportunity to own a premier estate in the Tri-Cities area.

Select furnishings and artwork may also be available, providing an opportunity for a luxury estate purchase. This property is sold "AS-IS".

## Features & Amenities

**INTERIOR**

24 Hour Security • Bonus Room • Built-In Electric Oven • Carbon Monoxide Detector(s) • Ceiling Fan(s) • Central Air • Central Heating • Central Vac (Plumbed) • Ceramic Tile Flooring • Concrete Basement • Concrete Flooring • Cooktop • Dishwasher • Disposal • Double Oven • Double Pane Windows • Dryer • Drywall Walls • Eat-in Kitchen • Electric Dryer Hookup • Electric Heating • Entrance Foyer • Exterior Entry Basement • Fire Alarm • French Doors • Full Basement • Garage Door Basement • Granite Counters • Hardwood Flooring • Heat Pump • Heated Basement • Kitchen Island • Laundry • Luxury Vinyl Flooring • Media Room • Microwave • Open Floorplan • Partially Finished Basement • Playroom • Plumbed Basement • Primary Bathroom • Primary Bedroom • Primary Downstairs • Propane Heating • Pull Down Stairs Attic • Refrigerator • Security Lights • Security System • Smoke Detector(s) • Soaking Tub • Sunroom-Heated • Tile Flooring • Two-Level • Utility Sink • Walk-In Closet(s) • Wall Unit(s) • Washer • Washer Hookup • Wide Doors • Wired for Data • Workshop

## EXTERIOR

Asphalt • Asphalt Roof • Attached • Back Yard Fencing • Brick Exterior • Concrete Driveway • Concrete Perimeter Foundation • Driveway • Farm Pond Lot • Front Porch • Garage Door Opener • HardiPlank Type Exterior • In Ground • Landscaping • Level Lot • Parking Pad • Pasture • Pasture Lot • Pool House • Rear Patio • Shingle Roof • Slab Foundation • Sloped Lot • Spa/Hot Tub • Stone Exterior • Traditional • Water View

## OTHER

Above Average Condition • Cable Connected • Electricity Connected • Fiber Connected • Gas Line Easements • Phone Available • Propane • Public Water • Septic Tank Sewer • Water Connected

Listing courtesy of Real Broker

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