548 Larkins Farm Drive, Jonesborough, TN 37659

$649,900 · MLS #9995453 · 3 bed / 3 bath · www.brphomes.com/mls/9995453



3	3	2,410	2026	0.98
BEDS	BATHS	SQ FT	YEAR BUILT	ACRES

Property Facts

Property Type: Residential
Sub Type: Single Family Residence
Status: Active
Year Built: 2026
Lot Acreage: 0.98
Fireplaces: 1
Above Grade Sq Ft: 1,772
Association Fee Frequency: Annually
HOA Fee: $200

Lot Dimensions: 0
City Taxes: $0
County Taxes: $0
Basement Sq Ft: 1,772
Garage Sq Ft: 557
Garage Spaces: 2
Elementary School: Sulphur Springs
Middle School: Sulphur Springs
High School: Daniel Boone

Description

Welcome to refined new construction in Larkins Farm, where luxury, space, and thoughtful design come together on a picturesque .98 acre homesite. This exceptional residence offers 3 bedrooms, 3 full baths, TWO private office/flex spaces, and TWO expansive living areas, creating a perfect balance of elegance and functionality.

The open-concept main level is anchored by a dramatic floor-to-ceiling custom stone fireplace and flows seamlessly to the covered back deck--ideal for both entertaining and quiet evenings overlooking the countryside. The gourmet kitchen is a true showpiece, featuring abundant shaker-style cabinetry with soft-close doors and drawers, quartz countertops, designer tile backsplash, stainless steel appliances, walk-in pantry, and an oversized island overlooking the main living space.

The primary suite is a luxurious retreat, showcasing dual vanities with quartz countertops, a custom 5' tiled shower, accent wall, and a spacious walk-in closet with custom shelving. Two additional main-level bedrooms are privately positioned on the opposite wing of the home and share a beautifully appointed full bath.

The partially finished walk-out lower level offers exceptional versatility and is ideal for guests or multi-generational living, featuring a fourth bedroom, additional office, full bath, and inviting den area, plus over 1,000 square feet of unfinished space for storage or future expansion.

Premium upgrades include hardwood and tile flooring throughout (no carpet), and quality craftsmanship at every turn. Enjoy serene views from the covered back deck and the privacy of a large lot in this exclusive new community conveniently located in the Sulpher Springs areas of Jonesborough.

A rare opportunity to own a luxury new construction home combining modern elegance with peaceful countryside living.

All information herein deemed reliable but subject to buyers verification. Estimated completion- June 2026.

Features & Amenities

INTERIOR

Carbon Monoxide Detector(s) • Ceiling Fan(s) • Ceramic Tile Flooring • Concrete Basement • Dishwasher • Disposal • Double Pane Windows • Drywall Walls • Electric Dryer Hookup • Electric Range • Entrance Foyer • Exterior Entry Basement • Fireplace Heating • Garage Door Basement • Gas Log Fireplace • Hardwood Flooring • Heat Pump • Insulated Windows • Interior Entry Basement • Kitchen Island • Laundry • Living Room Fireplace • Luxury Vinyl Flooring • Media Room • Microwave • One-Level • Open Floorplan • Pantry • Partial Heat Basement • Partially Finished Basement • Plumbed Basement • Primary Bathroom • Primary Bedroom • Primary Downstairs • Pull Down Stairs Attic • Recreation Room • Sitting • Smoke Detector(s) • Solid Surface Counters • Utility Room • Walk-In Closet(s) • Walk-Out Access Basement • Washer Hookup

EXTERIOR

Attached • Back Porch/Patio • Block Foundation • Brick Exterior • Cleared Lot • Concrete Driveway • Covered Porch/Patio • Deck • Driveway • Front Porch • Garage Door Opener • Landscaping • Mountain(s) View • Ranch • Shingle Roof • Stone Exterior • Vinyl Siding Exterior

OTHER

Cable Available • Electricity Connected • New Construction Condition • Public Water • Septic Tank Sewer • Water Connected

Listing courtesy of Property Executives Johnson City

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9995453