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# 290 Horseshoe Bend Road, Jonesborough, TN 37659

**$519,000** · MLS #9995715 · www.brphomes.com/mls/9995715




**15.02**
ACRES

## Property Facts

**Property Type:** Land
**Status:** Active
**Lot Acreage:** 15.02
**City Taxes:** $0
**County Taxes:** $143.64
**Elementary School:** Sulphur Springs
**Middle School:** Sulphur Springs
**High School:** Daniel Boone

## Description

Located in the highly sought-after area of Washington County, this beautiful 15.02-acre tract offers the perfect combination of usable pasture, privacy, mountain views, and ready-to-build convenience. Featuring mostly rolling pastureland with approximately 3-4 wooded acres, this property delivers the ideal setup for someone looking to build a

dream home, mini farm, or private East Tennessee retreat. From the moment you enter the private gravel driveway, you'll immediately appreciate the peaceful setting and thoughtful preparation that has already gone into making this property ready for its next owner.

The rolling pasture creates multiple possibilities for a homesite while capturing beautiful mountain views across the surrounding countryside. Whether you envision a modern farmhouse, barndominium, or custom estate, the groundwork has already been completed to help you move forward quickly.

Water and a connected water meter are already in place at the road, and the property has already been approved for a septic system permit--saving valuable time and expense. This truly is a turn-key property where all you need to do is bring your house plans and start building.
For outdoor lovers, the wooded section of the property offers an added bonus with excellent wildlife habitat and a private place to hunt or explore right on your own land. Deer and turkey are frequently seen throughout the property, giving you the feel of country living while still maintaining the convenience of nearby town access. The combination of open pasture and wooded acreage creates a balanced property that is both practical and recreational.

Conveniently positioned on Horseshoe Bend Road, this property offers quick access to both Interstate 26 and Interstate 81, making travel throughout East Tennessee and Western North Carolina simple and efficient. You're only 11 minutes from the charm and history of Jonesborough, approximately 25 minutes from Johnson City for major shopping, dining, and medical facilities, and within easy driving distance to both Asheville and Sevierville. Ready-to-build properties with this level of preparation, privacy, and location in Washington County are becoming increasingly difficult to find.

## Features & Amenities

**EXTERIOR**

2 Lane Road • Farm • Gravel • Income Producing • Lot/Tract • Mountain(s) View • Pasture • Pasture View • Paved • Residential • Will Not Divide • Wooded

**OTHER**

Above Average Condition • Aerial • Electricity Available • Fencing - Partial • Public Water • Septic Tank Sewer • Survey • Topo Map • Water Connected

Listing courtesy of Midwest Land Group, LLC

SCAN TO VIEW ONLINE
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