807 Vista Road, Butler, TN 37640

$650,000 · MLS #9996141 · 3 bed / 2 bath · www.brphomes.com/mls/9996141



3	2	3,170	2005	1.94
BEDS	BATHS	SQ FT	YEAR BUILT	ACRES

Property Facts

Property Type: Residential
Sub Type: Single Family Residence
Status: Active
Year Built: 2005
Lot Acreage: 1.94
Fireplaces: 1
Above Grade Sq Ft: 2,000
Association Fee Frequency: Annually
HOA Fee: $850

Lot Dimensions: 1.94 acres
City Taxes: $0
County Taxes: $1,267.13
Basement Sq Ft: 1,170
Garage Sq Ft: 400
Garage Spaces: 1
Elementary School: Little Milligan
Middle School: Little Milligan
High School: Hampton

Description

Escape to your own private mountain sanctuary at 807 Vista Road in beautiful Butler, Tennessee! Perched high above Watauga Lake and surrounded by nearly two acres of pristine mountain landscape, this home offers the rare opportunity to experience panoramic views spanning three states. Enjoy sweeping vistas of Watauga Lake, rolling mountain ridges, and unforgettable sunsets stretching across the mountains of Tennessee, Virginia, and North Carolina. By night, the lack of city lights creates a spectacular stargazing experience that is truly second to none.

Located in a private gated community, this 3-bedroom, 2-bath mountain retreat was designed for both relaxation and entertaining. The open-concept main living area welcomes you with soaring vaulted ceilings, a cozy gas fireplace, and walls of windows that frame the incredible scenery beyond. A stunning live-edge wood bar serves as a centerpiece of the kitchen and dining area and creates the perfect gathering spot for hosting or simply enjoying a quiet meal surrounded by mountain views. Enjoy the beautiful new granite countertops and handmade shelving in the kitchen, complete with a priceless window view. A spacious laundry room and pantry off the kitchen provides ample storage. Step outside onto the wraparound back deck and discover what makes this property truly unique. The expansive deck offers a perfect space for gathering friends and family, sharing stories after a day on the lake, soaking in the vistas, or just unwinding after a day of exploring the mountains.

The main level primary suite serves as a peaceful retreat with deck access, a walk-in closet, and a private en suite bath. Two additional bedrooms and a full bathroom provide comfortable accommodations for family and guests. The upstairs loft space overlooks the main living area and enjoys arguably the best views in the house! It creates the perfect setting for a home office, reading nook, artist's studio, or additional guest space. The lower-level offers endless possibilities for a home gym, recreation room, media room, remote workspace, or whatever your heart desires. A one-car garage provides additional storage and convenience. The home has an in-ground propane tank, a new roof, and a backup generator, providing comfort and peace of mind year-round.

Residents of Heartwood enjoy access to exclusive community amenities across the 330 acres including private fishing ponds, ATV and hiking trails, a community pavilion, and even a helipad. The HOA includes garbage service.

Whether you're seeking a full-time residence, mountain getaway, or vacation rental opportunity, this property delivers the perfect combination of privacy, natural beauty, and modern convenience. Experience mountain living at its finest-- where lake views, mountainous panoramas, and unmatched tranquility create a truly unforgettable place to call home.

Schedule your private showing today! All information contained herein deemed reliable but not guaranteed should be verified by the buyer/buyer's agent.

Features & Amenities

INTERIOR

Bonus Room • Carpet Flooring • Central Air • Central Heating • Dishwasher • Disposal • Double Pane Windows • Drywall Walls • Electric Dryer Hookup • Finished Basement • Gated Community • Generator • Granite Counters • Hardwood Flooring • Heat Pump • Heated Basement • Kitchen Island • Laundry • Living Room Fireplace • Loft • Microwave • Open Floorplan • Primary Bathroom • Primary Bedroom • Primary Downstairs • Range • Recreation Room • Refrigerator • Remodeled • Three Or More-Level • Walk-In Closet(s) • Walk-Out Access Basement • Washer Hookup

EXTERIOR

Attached • Back Porch/Patio • Chalet • Covered Porch/Patio • Deck • Fishing • Front Porch • Gravel • Landscaping • Log • Log Exterior • Metal Roof • Mountain(s) View • Part Wooded Lot • Water View • Wood Siding Exterior • Wrap Around

OTHER

Above Average Condition • Private Sewer • Shared Well Water

Listing courtesy of Sunrise Real Estate

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9996141