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4389 Old Asheville Highway, Flag Pond, TN 37657

$430,000 · MLS #9997215 · 4 bed / 1 bath · www.brphomes.com/mls/9997215



4	1	2,144	1900	5
BEDS	BATHS	SQ FT	YEAR BUILT	ACRES

Property Facts

Property Type: Residential
Sub Type: Single Family Residence
Status: Active
Year Built: 1900
Lot Acreage: 5
Fireplaces: 1
Above Grade Sq Ft: 2,144
Lot Dimensions: Irregular

City Taxes: $0
County Taxes: $931.95
Basement Sq Ft: 0
Garage Sq Ft: 0
Garage Spaces: 2
Elementary School: Temple Hill
Middle School: Unicoi Co
High School: Unicoi Co

Description

Relax on the wraparound porch of this circa-1900 farmhouse and take in the ample yard, creek, and wooded ridgelines beyond. Set on +/- 5 rolling acres in Flag Pond, the home pairs real vintage character with room to make it your own. At 2,144 square feet, it offers four bedrooms and a main-level flex room that could work as an office, studio, or guest space. Inside, a grand staircase anchors the foyer and leads up to three bedrooms, while the main floor offers ground floor living with a kitchen, dining room, laundry, full bath, and a first-floor bedroom. The main level living room centers on a propane gas-log fireplace.

A 36x48 pole barn, a detached garage and workshop, and a utility shed give you room for animals, equipment, and projects. The property boasts creek frontage, and the topography lends itself to a variety of uses such as agriculture, hobby gardening, or homesteading.

Looking for more acreage? This property is part of a larger tract with an additional +/- 15 tract is available to purchase in tandem with the farmhouse, opening opportunity with wooded hillside, trails, and timber, pasture for hay or animals, as well as potential for entrepreneurial efforts such as RV, glamping, or camping sites.

Conveniently located in Unicoi County with no city taxes, the home is about 20 minutes from Johnson City's shopping, dining, and medical care, and under an hour from Asheville with easy access to I-26. Amenities like Rocky Fork State Park, the Nolichucky River, and the Appalachian Trail sit close by. Events like the Apple Festival in Erwin and the Ramp Festival in Flag Pond are community calendar highlights, and you can even watch the annual local fireworks from the front porch.

A rare chance to own a piece of East Tennessee history and shape it into the homestead, hobby farm, or rural retreat you've been picturing.
Sold as-is. Square footage per professional floor-plan measurement; acreage approximate and to be surveyed. Buyer and buyer's agent to verify all information.

There is a current encroachment by the Masonic Lodge on the far side of the parent tract that is actively being addressed. This is not adjacent the +/- 5 acres described and would not impact the acreage conveyed with purchase.

Features & Amenities

INTERIOR

Built-In Electric Oven • Crawl Opening Attic • Crawl Space Foundation • Double Pane Windows • Eat-in Kitchen • Electric Dryer Hookup • Fireplace Heating • Gas Range • Hardwood Flooring • Laminate Counters • Laundry • Levered or Graspable Door Handles • Living Room Fireplace • Paneling Walls • Primary Downstairs • Propane Heating • Refrigerator • Smoke Detector(s) • TV Antenna • Two-Level • Vinyl Flooring • Washer Hookup • Wood Walls

EXTERIOR

Barn(s) • Concrete Perimeter Foundation • Detached • Dirt • Enclosed • Farm House • Mountain(s) View • Mountainous Lot • Outbuilding • Part Wooded Lot • Poultry Coop • Rolling Slope Lot • Shingle Roof • Sloped Lot • Stone Foundation • Vinyl Siding Exterior • Wrap Around

OTHER

Below Average Condition • Electricity Connected • Fixer Condition • Phone Available • Propane • Septic Tank Sewer • Water Connected • Well Water

Listing courtesy of HomeFinders Realty

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9997215