

101 Knobb Hill Road, Johnson City, TN 37601

\$849,000 · MLS #9998339 · 4 bed / 3.5 bath · www.brphomes.com/mls/9998339



TVR MLS

4

BEDS

3.5

BATHS

4,255

SQ FT

1996

YEAR BUILT

0.61

ACRES

Property Facts

Property Type: Residential

Sub Type: Single Family Residence

Status: Active

Year Built: 1996

Lot Acreage: 0.61

Above Grade Sq Ft: 2,858

Lot Dimensions: See Acres

City Taxes: \$0

County Taxes: \$2,429.61

Basement Sq Ft: 1,769

Garage Sq Ft: 617

Garage Spaces: 2

Elementary School: Happy Valley

Middle School: Happy Valley

High School: Happy Valley

Description

Imagine driving through your own wooded estate to a home that feels more like a private Southern manor than a subdivision residence. As the trees open, a magnificent Victorian estate comes into view--its graceful turret, wraparound porch, and timeless architecture creating an arrival that is both elegant and unforgettable. This is more than a house. It is a place where generations gather, where memories are made, and where privacy, craftsmanship, and beauty come together in a way that simply cannot be replicated today.

Welcome to 101 Knobb Hill Road, an extraordinary 4,255-square-foot estate nestled on a quiet wooded cul-de-sac in East Tennessee. Beautifully renovated in 2022, this timeless home blends historic architectural character with thoughtful modern updates. Every detail--from soaring ceilings and original hardwood floors to the grand staircase and sun-filled living spaces--reflects an era of craftsmanship rarely found in today's construction while offering the comfort and convenience expected for modern living. The bright sunroom provides a peaceful retreat for morning coffee or quiet evenings overlooking the surrounding woods, while the spacious layout is equally suited for elegant entertaining and comfortable everyday living.

What truly sets this property apart is its remarkable future potential. Adjacent parcels are available, allowing the estate to expand to approximately 1.5 acres--creating an exceptional opportunity for a private family compound, guest residence, gardens, outdoor entertaining, or simply unmatched privacy. Opportunities to assemble an estate of this scale and character this close to Johnson City are extraordinarily rare.

Although privately tucked away, the home is only minutes from Johnson City, Milligan University, excellent medical facilities, shopping, dining, and the many attractions of the Tri-Cities, offering the perfect balance of peaceful seclusion and everyday convenience.

Some homes impress you the moment you arrive. Others stay with you long after you leave. 101 Knobb Hill Road does both. It is not simply a home--it is a legacy estate waiting for its next steward.

Recent Seller Updates include a complete renovation in 2022, fresh interior paint, a new water heater, and two newer heat pumps. Buyer and buyer's agent to verify all information. Private showings are now available. Experience firsthand why opportunities like this are so rarely offered in East Tennessee.

Features & Amenities

INTERIOR

Ceiling Fan(s) • Ceramic Tile Flooring • Dishwasher • Double Pane Windows • Drywall Walls • Eat-in Kitchen • Electric Dryer Hookup • Electric Heating • Entrance Foyer • Exterior Entry Basement • Finished Basement • Full Basement • Gas Log Fireplace • Granite Counters • Great Room Fireplace • Hardwood Flooring • Heat Pump • Heated Basement • Insulated Windows • Interior Entry Basement • Kitchen Island • Kitchen/Dining Combo • Plumbed Basement • Primary Bathroom • Propane Heating • Pull Down Stairs Attic • Radon Mitigation System • Recreation Room • Soaking Tub • Solid Surface Counters • Sunroom-Heated • Three Or More-Level • Two-Level • Vinyl Flooring • Walk-In Closet(s) • Walk-Out Access Basement • Washer Hookup • Wide Doors • Window Treatments • Wood Walls

EXTERIOR

Asphalt • Attached • Back Porch/Patio • Back Yard Fencing • Balcony • Block Foundation • Brick Exterior • Cleared Lot • Covered Porch/Patio • Driveway • Front Porch • Garage Door Opener • Garden • Glass Enclosed • Level Lot • Part Wooded Lot • Porch • Rear Porch • Rolling Slope Lot • Shingle Roof • Side Porch • Victorian • Vinyl Siding Exterior • Wooded Lot • Wrap Around

OTHER

Above Average Condition • Average Condition • Cable Connected • Electricity Connected • Public Water • Septic Tank Sewer

Listing courtesy of Westbrook Legacy Realty



SCAN TO VIEW ONLINE
www.brphomes.com/mls/9998339