

4246 Meadow Circle, Kodak, TN 37764

\$369,900 · MLS #9998489 · 3 bed / 2 bath · www.brphomes.com/mls/9998489

**3**

BEDS

2

BATHS

1,440

SQ FT

1998

YEAR BUILT

1.3

ACRES

Property Facts

Property Type: Residential

Sub Type: Single Family Residence

Status: Active

Year Built: 1998

Lot Acreage: 1.3

Above Grade Sq Ft: 1,440

Lot Dimensions: 181.66 X 215.64 IRR

City Taxes: \$0

County Taxes: \$500.61

Basement Sq Ft: 0

Garage Sq Ft: 0

Elementary School: Out Of Area

Middle School: Out Of Area

High School: Out Of Area

Description

"Once upon a time" isn't just for fairy tales....it's where your next story begins! Tucked away in the heart of beautiful, highly desirable Kodak, this 3 bedroom, 2 bath storybook cottage is overflowing with charm, character, and just the right amount of magic. Every storybook begins with the perfect setting and this one certainly delivers, with convenience to shopping, dining and not too far from area attractions. Nestled on over 1 acre of beautiful land including the lot next door, you'll first be greeted by a welcoming fenced yard that's perfect for your 2-legged and 4 legged kids. The spacious deck practically invites you to slow down, sip your morning coffee as the sun rises, gather with friends under picture perfect sunset skies, or simply relax and enjoy the peaceful surroundings. There is plenty of room for cozy outdoor furniture or that hot tub you've been dreaming of-this enchanting space is ready to become your favorite place. Cross the threshold, and this fairy

tale continues. The warm and inviting living room is anchored by a nostalgic woodburning stove, creating a space to unwind as the crackling fire fills the home with warmth and comfort. Just around the corner the delightful kitchen feels like the heart of this cottage-a cozy space where favorite family recipes, holiday treats, and late night conversations are sure to become treasured traditions. The eat-in dining is ready for everything from a quick weekday breakfast to a slow Sunday morning. The main level primary bedroom offers an escape all its own, complete with a private en suite bath that's perfect for ending each day in comfort and starting each morning refreshed. Even everyday chores feel magical especially with the main floor laundry room, making life a but easier and leaving time to enjoy everything this home has to offer. Just beyond the staircase you will find the additional 2 bedrooms each offers serenity and a peaceful, restful haven. The full bathroom serves the upstairs, creating a comfortable space for family, guests, or little ones. Whether these rooms become a reading nook, a creative space, a child's room or a restful retreat, they're ready to become part of the story. WAIT!!! Did you think the story ended here? Included is lot 9A (that makes the total acreage 1.3) BUT this lot already has a well, septic and electric waiting for you. This opens the door to endless possibilities. Whether you are planning for today or the future this is the perfect place to start. Your fairy tale can start and end here!

Features & Amenities

INTERIOR

Central Air • Central Heating • Dishwasher • Dryer • Drywall Walls • Electric Heating • Electric Range • Refrigerator • Two-Level • Washer • Wood Burning Stove Fireplace

EXTERIOR

Cleared Lot • Cottage • Frame Exterior • Level Lot • Metal Roof • Rolling Slope Lot • Wood Siding Exterior • Wooded Lot

OTHER

Average Condition • Septic Tank Sewer • Well Water

Listing courtesy of Mountain Home Realty



SCAN TO VIEW ONLINE
www.brphomes.com/mls/9998489