

505 River Bend Road, Bristol, TN 37620

\$139,900 · MLS #9999784 · www.brphomes.com/mls/9999784



3.06
ACRES

Property Facts

Property Type: Land

Status: Active

Lot Acreage: 3.06

City Taxes: \$0

County Taxes: \$150.40

Elementary School: Emmett

Middle School: Sullivan East

High School: Sullivan East

Description

Escape to peaceful country living and build your dream home in a setting that offers the perfect combination of privacy, natural beauty, and convenience. Tucked away on a quiet dead-end road, near the Holston River, this cleared homesite offers a peaceful rural atmosphere while keeping everyday amenities close at hand.

Outdoor enthusiasts will love the incredible access to recreation. Bouton Hiking Trail and Emmett Hiking Trail are nearby running alongside the Holston River and walkable access to the Holston River Weir Dam--all without having to cross the road. Spend your days fishing, kayaking, hiking, or simply enjoying the scenery right outside your door.

Start your mornings with beautiful sunrises behind you and end your evenings watching the sunset in front of you. On occasion, you may even hear the distant sounds of Bristol Motor Speedway, adding a uniquely East Tennessee touch to this tranquil setting.

This unrestricted property is ready for your future plans with public water and electricity available at the road, along with trash pickup and high-speed internet--modern conveniences that can be difficult to find in a peaceful country setting.

Despite the privacy, you're just four minutes from convenience stores and fishing shops and approximately 15 minutes from downtown. Whether you're ready to build your dream home, create a weekend retreat, or invest in your own piece of East Tennessee, this property offers a rare opportunity to enjoy country living with exceptional outdoor access and everyday convenience.

Four-wheel drive is recommended for accessing the property. Lot lines depicted in listing photos are approximate and for illustrative purposes only. All information is deemed reliable but not guaranteed and should be verified by the buyer and buyer's agent.

Features & Amenities

EXTERIOR

Farm • Level • Mountain(s) View • Pasture View • Paved • Residential • Rolling Slope • Shed(s) • Wooded

OTHER

Above Average Condition • At Road Water • Electricity Available • Public Water • Soil Test • Survey • Water Available

Listing courtesy of Foundation Realty Group



SCAN TO VIEW ONLINE
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