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413 Paddle Creek Road, Bristol, TN 37620

$975,000 · MLS #10003151 · www.brphomes.com/mls/10003151



66.82
ACRES

Property Facts

Property Type: Land
Status: Active
Lot Acreage: 66.82
City Taxes: $0
County Taxes: $1,218.55
Elementary School: Bluff City
Middle School: Sullivan East
High School: Sullivan East

Description

Rarely does an opportunity arise to acquire 66.82 acres of beautiful East Tennessee countryside along highly sought-after Paddle Creek Road in Bristol. Known for its desirable setting and beautiful surrounding countryside, Paddle Creek Road offers an exceptional location for those seeking privacy, space, and the appeal of rural living while remaining conveniently connected to the Bristol area. Spanning rolling hills, a blend of open and wooded areas, and scenic mountain views from select locations, this impressive property offers a remarkable combination of natural beauty and opportunity. With two existing entrances from Paddle Creek Road, multiple potential building sites, and public water and electricity available, the possibilities for this expansive tract are worth exploring.

Whether envisioning a private country estate, agricultural pursuits, a recreational retreat, or exploring potential future residential development, this property offers the space and flexibility to bring your vision to life. Zoned A-1, the acreage presents an exceptional opportunity for investors, developers, farmers, or anyone looking to own a substantial piece of East Tennessee countryside.

A charming farmhouse, believed to date back to approximately 1901, adds character to the property and offers a glimpse into an earlier era of East Tennessee living. Accompanied by additional outbuildings, the home will require substantial renovation, presenting an opportunity for someone with a vision to restore its character or create something entirely new. Whether preserving a piece of the property's history or focusing on the possibilities of the surrounding acreage, the farmhouse adds another dimension to this unique offering.

Opportunities to acquire acreage of this size in such a sought-after Bristol location are increasingly uncommon. Whether you're looking to invest, build, farm, or create a private retreat, 66.82 acres on Paddle Creek Road offers a rare opportunity to make your vision a reality.

Buyer to verify all information, including acreage, boundaries, utility availability, septic suitability, zoning, building sites, subdivision potential, and intended uses.

Features & Amenities

EXTERIOR

Farm • Level • Lot/Tract • Mountain(s) View • Residential • Rolling Slope • Sloped • Wooded

OTHER

At Road Water • Power Line Easements • Public Water • Septic Tank Sewer

Listing courtesy of KW Johnson City

SCAN TO VIEW ONLINE
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