# 844 Magnolia Ridge Drive, Blountville, TN 37617

**$344,900** · MLS #10003405 · 4 bed / 2 bath · www.brphomes.com/mls/10003405




| 4 | 2 | 1,768 | 2024 | 0.18 |
|---|---|---|---|---|
| BEDS | BATHS | SQ FT | YEAR BUILT | ACRES |

## Property Facts

**Property Type:** Residential
**Sub Type:** Single Family Residence
**Status:** Active
**Year Built:** 2024
**Lot Acreage:** 0.18
**Above Grade Sq Ft:** 1,768
**Association Fee Frequency:** Annually
**HOA Fee:** $450
**Lot Dimensions:** 113x70x114x70

**City Taxes:** $1,185.85
**County Taxes:** $1,140.32
**Basement Sq Ft:** 0
**Garage Sq Ft:** 0
**Garage Spaces:** 2
**Elementary School:** John Adams
**Middle School:** Robinson
**High School:** Dobyns Bennett

## Description

Built in 2024, this inviting home at 844 Magnolia Ridge combines an open floor plan with thoughtfully designed spaces for everyday living and entertaining. A welcoming entry leads into the spacious main living area, where the kitchen, dining area, and living room flow seamlessly together. Large windows bring in natural light, while neutral finishes provide a versatile backdrop for your personal style.

The kitchen features white cabinetry, stainless steel appliances, a spacious island with seating, and a walk-in pantry for ample storage. The adjoining dining area offers easy access to the covered back patio, making indoor and outdoor gatherings a breeze.

The primary suite provides a comfortable retreat with a walk-in closet and private bathroom featuring a double vanity and walk-in shower. Additional rooms offer flexibility for guests, a home office, or hobbies, while a dedicated laundry room adds everyday convenience.

Outside, enjoy a fenced backyard with a covered patio, stepping-stone pathways, raised garden beds, and a storage shed. Stone accents and landscaped beds complement the home's welcoming curb appeal. With newer construction and inviting spaces inside and out, this Kingsport home is ready for its next chapter. Schedule your private showing today!

Items that do NOT convey: washer, dryer, shelving in the shed and garage, and barn quilts.

Information is deemed reliable but was collected from third-party sources and is subject to verification by the buyer and the buyer's agent.

## Features & Amenities

**INTERIOR**

Built-In Electric Oven • Carpet Flooring • Central Air • Central Heating • Dishwasher • Drywall Walls • Eat-in Kitchen • Electric Dryer Hookup • Entrance Foyer • Granite Counters • Heat Pump • Kitchen Island • Laminate Flooring • Luxury Vinyl Flooring • Microwave • One-Level • Open Floorplan • Washer Hookup

**EXTERIOR**

Aluminum Siding Exterior • Garage Door Opener • Level Lot • Shingle Roof • Traditional

**OTHER**

Above Average Condition • Electricity Connected • Public Sewer • Public Water • Sewer Connected • Water Connected

Listing courtesy of The Addington Agency Bristol

SCAN TO VIEW ONLINE
www.brphomes.com/mls/10003405