755 Hollyberry Lane, Marshall, NC 28753

$550,000 · MLS #10003359 · 2 bed / 2 bath · www.brphomes.com/mls/10003359



2	2	1,244	2003	29.56
BEDS	BATHS	SQ FT	YEAR BUILT	ACRES

Property Facts

Property Type: Residential
Sub Type: Single Family Residence
Status: Active
Year Built: 2003
Lot Acreage: 29.56
Above Grade Sq Ft: 1,244
Lot Dimensions: Irregular
City Taxes: $0
County Taxes: $1,794.37
Basement Sq Ft: 0
Garage Sq Ft: 750
Garage Spaces: 2
Elementary School: Out Of Area
Middle School: Out Of Area
High School: Out Of Area

Description

Imagine waking up on almost 30 acres that belong to no one but you. This cabin is set on the center top of this mountain knoll, with near 360 degree winter views, and long range western sunset views year round are possible with a few more

trees trimmed. No neighbors in sight, no traffic, just the quiet hush of the Western North Carolina mountains and the kind of privacy most people only dream about. Whether this becomes your full-time home, your weekend escape, or an income-producing getaway, this cabin slows your heartbeat the moment you arrive. But this isn't roughing it. The morning light and mountain sunsets pour through the wall of windows, from floor to vaulted ceiling. The 2-bed, 2-bath cabin and sleeping loft is a true labor of love. Walk through doors rescued from old churches and schools and run your hand along reclaimed oak and chestnut salvaged from a century-old Pennsylvania barn. Every beam and board carries a story, and you can feel the care that went into every detail. The Dutch West wood stove easily warms the 20 ft+ vaulted ceilings as a backup on cold winter days. The main level bathroom has been beautifully updated with penny tile, a deep soaker tub, and even toe-kick heating beneath the new vanity. High speed fiber optic internet is provided by French Broad. It's the perfect blend of old-world soul and modern comfort. Then step out onto the expansive deck, built on sturdy black locust (termite resistant), and watch the deer graze through the woods. In winter, when the leaves fall, the mountains open up into sweeping 300 degree vistas, ridge after ridge rolling toward the horizon. Morning coffee, sunset glasses of wine, starry nights with nothing but silence: this deck is where you'll fall in love all over again. The upper exterior siding is hemlock, offering a balance of beauty and structural performance. The large two car garage could be used as a studio, workshop, game room or just ample storage. Underground utilities give peace of mind, with a transformer on the property near the home. These and the high yield well also lessen costs if you decide to use multiple other build sites. You don't even have to leave home to explore. Trails wind all across the property, inviting you to wander through the woods, discover hidden corners of your own land, and soak in the peace of the forest right outside your door. The southern property line is delineated by a rushing creek, with a spring on the property. There is reportedly a waterfall there, though the listing agents have not yet hiked to see it. There are no restrictions on this property. It is gated at the bottom of the private drive to ensure privacy. Another alternate easement is possible with the purchase of a neighboring parcel, along with the option to buy 20+ more adjoining acres. When you're craving more adventure, the legendary Appalachian Trail is only a few miles away. The charming river town of Hot Springs, with its famous mineral springs, is about 20 minutes down the road, and Pisgah National Forest with its endless trails is a scenic drive beyond. When you're ready for a night out, Asheville's restaurants, breweries, and arts scene are about 50 minutes away. The nearest large grocery stores are in Mars Hill, about 35 minutes away, or Johnson City, TN, about 45 minutes away.

Features & Amenities

INTERIOR

Baseboard Heating • Block Basement • Dryer • Electric Dryer Hookup • Electric Range • Garage Door Basement • Garden Tub • Hardwood Flooring • Heat Pump • Insulated Windows • Loft • Microwave • One and One Half-Level • Open Floorplan • Primary Downstairs • Radon Mitigation System • Refrigerator • Soaking Tub • Unfinished Basement • Walk-Out Access Basement • Washer • Washer Hookup • Wood Burning Stove Fireplace • Wood Stove Heating • Wood Walls • Workshop Basement

EXTERIOR

Attached • Block Exterior • Block Foundation • Cabin • Covered Porch/Patio • Deck • Driveway • Gravel • Level Lot • Log Exterior • Metal Roof • Mountain(s) View • Mountainous Lot • Side Porch • Sloped Lot • Steep Slope Lot • Wood Siding Exterior • Wooded Lot • Wrap Around

OTHER

Average Condition • Electricity Connected • Fiber Connected • Septic Tank Sewer • Underground Utilities • Well Water

Listing courtesy of Real Broker

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