# 1030 North Paperville Road, Bristol, TN 37620

**$79,900** · MLS #9988511 · brphomes.com/mls/9988511




**5.25**
ACRES

## Property Facts

**Property Type:** Land
**Status:** Active
**Lot Acreage:** 5.25
**City Taxes:** $0
**County Taxes:** $312.05
**Elementary School:** Emmett
**Middle School:** Sullivan East
**High School:** Sullivan East

## Description

Discover the charm and opportunity of this beautiful approximately 5.25 acre residential property nestled in the rolling hills of East Tennessee. With its sloping topography and low shrub coverage, this land offers both character and manageability, ideal for those looking to create their own peaceful retreat or custom-built home.

The property consists of two adjoining lots (5.25 acres +/-) and features a flatter area perfectly suited for a homesite, offering beautiful mountain views and the quiet natural setting East Tennessee is known for. Road access makes reaching the property easy and convenient, whether for everyday use or construction access.
Public utilities: electric, water are available, offering convenience and flexibility for future development. Zoning is A1, allowing for a variety of residential uses,
Please note: there is a cell tower on the property occupying a 100X100 parcel, that does not convey with the sale. The existing lease on the tower is tied to the exempted tract and will not convey.
Whether you're seeking a private homesite, small farmstead, or investment opportunity, this property combines rural tranquility, mountain views, and practical features. Ready for your vision in the heart of East Tennessee.

## Features & Amenities

**EXTERIOR**

2 Lane Road • Farm • Mountain(s) View • Paved • Residential • Rolling Slope • Wooded

**OTHER**

At Road Water • Cable Available • Deed Restrictions • Electricity Available • Rec Right of Way Easements • Site Built Permitted • Survey • Water Available

Listing courtesy of Earl Webb Real Estate

SCAN TO VIEW ONLINE
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