

# 448 Tortoise Way, Jonesborough, TN 37659

**\$535,000** · MLS #9994429 · 3 bed / 2.5 bath · [brphomes.com/mls/9994429](https://brphomes.com/mls/9994429)



**3**  
BEDS

**2.5**  
BATHS

**1,864**  
SQ FT

**2026**  
YEAR BUILT

**0.44**  
ACRES

## Property Facts

**Property Type:** Residential

**Sub Type:** Single Family Residence

**Status:** Active

**Year Built:** 2026

**Lot Acreage:** 0.44

**Fireplaces:** 1

**Above Grade Sq Ft:** 1,864

**Lot Dimensions:** 129x207 IRR

**City Taxes:** \$0

**County Taxes:** \$2,300

**Basement Sq Ft:** 0

**Garage Sq Ft:** 462

**Garage Spaces:** 2

**Elementary School:** Jonesborough

**Middle School:** Jonesborough

**High School:** David Crockett

## Description

There's something about this home that just feels good the moment you walk through the front door. It is warm, comfortable, and thoughtfully designed, with a peaceful setting that makes it easy to settle in and feel at home.

Located on a .44-acre homesite at the end of the street, this 3 bedroom, 2.5 bath home offers approximately 1,864 square feet and a lovely wooded backdrop. The setting feels quiet and private without giving you the upkeep of a heavily wooded lot, and the covered rear porch is just the kind of place you can imagine enjoying your morning coffee or winding down at

the end of the day.

Inside, a true foyer gives the home a proper sense of arrival before opening into the main living area. The great room is spacious but still inviting, with a tray ceiling, fireplace with a shiplap surround and warm wood mantel, and plenty of natural light from the windows and doors overlooking the backyard.

The kitchen is bright and classic, with white cabinetry, granite countertops, subway tile backsplash, stainless steel appliances, black fixtures and hardware, and a large island with room for seating and everyday workspace. Just beside it is a dining area with enough space for both casual meals and family gatherings.

There is no carpet anywhere in the home. Luxury vinyl plank flooring runs throughout the main living areas and bedrooms, with ceramic tile in the baths, giving the house a clean, cohesive look that is also wonderfully practical.

The primary suite is tucked away on its own side of the home and feels like a quiet retreat. The bedroom is generously sized and features a tray ceiling, direct access to the covered back porch, and a very large walk-in closet with built-in shelving and plenty of hanging space. The primary bath includes a double vanity, tiled shower with glass enclosure, separate soaking tub, and good natural light.

On the opposite side of the home, the secondary bedrooms are nicely sized and share a full bath. There is also a separate powder room for guests and a dedicated laundry room with enough space to be truly useful.

You will also notice the little things that make a home feel more finished, crown molding, recessed lighting, substantial trim, solid closet shelving, an attached two-car garage, and a handsome brick and vertical siding exterior.

Another nice thing about this home is knowing who built it. It was constructed by a local builder with deep roots in the community and years of experience building homes for local families and standing behind the finished product long after closing.

That matters. If a question ever comes up, you are dealing with real people who know the home, answer the phone, and care about the quality of what they build.

This is a home that is beautiful without trying too hard, private without feeling isolated, and comfortable in all the ways that matter most. It is quiet, peaceful, well built, and simply a lovely place to come home to.

## Features & Amenities

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### INTERIOR

Ceramic Tile Flooring • Crawl Opening Attic • Crawl Space Foundation • Dishwasher • Disposal • Drywall Walls • Electric Dryer Hookup • Electric Heating • Electric Range • Entrance Foyer • Granite Counters • Great Room Fireplace • Heat Pump • Insulated Windows • Kitchen Island • Kitchen/Dining Combo • Laundry • Luxury Vinyl Flooring • Microwave • One-Level • Open Floorplan • Pantry • Primary Bathroom • Primary Bedroom • Primary Downstairs • Soaking Tub • Walk-In Closet(s) • Washer Hookup

### EXTERIOR

Asphalt • Asphalt Roof • Attached • Block Foundation • Brick Exterior • Covered Porch/Patio • Driveway • Front Patio • Garage Door Opener • Landscaping • Ranch • Rear Porch • Rolling Slope Lot • Shingle Roof • Traditional • Vinyl Siding Exterior

### OTHER

Electricity Connected • New Construction Condition • Public Water • Septic Tank Sewer • Water Connected

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Listing courtesy of Wolfe Development



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