412 6th Street, Bristol, TN 37620

$599,900 · MLS #9997983 · 4 bed / 3 bath · brphomes.com/mls/9997983



4	3	6,184	1870	0.44
BEDS	BATHS	SQ FT	YEAR BUILT	ACRES

Property Facts

Property Type: Residential
Sub Type: Single Family Residence
Status: Active
Year Built: 1870
Lot Acreage: 0.44
Above Grade Sq Ft: 6,184
Lot Dimensions: 120.91X164.81

City Taxes: $1,835.10
County Taxes: $2,035.90
Basement Sq Ft: 0
Garage Sq Ft: 0
Elementary School: Fairmount
Middle School: Vance
High School: Tennessee

Description

Looking for a downtown showpiece with endless potential? Don't miss this one!

Built in the 1870s for the Vance family and later recognized as one of Bristol's historic landmarks, this iconic Victorian has

been thoughtfully reimagined, seamlessly merging timeless architecture with modern functionality. Zoned B-1A and previously operated as a restaurant, it's ready for whatever vision you bring to the table: a high-end restaurant, luxury bed and breakfast, wedding venue, personal home, or something entirely your own!

Inside you'll find over 5,200 square feet of history and craftsmanship -- from the intricate woodwork and original hardwood floors to the detailed staircase and fireplaces that anchor nearly every room. A custom bar and fully equipped commercial kitchen with walk-in coolers offer exceptional functionality, while multiple dining areas, five restrooms, and dedicated office space provide flexibility for any concept. The charm continues outdoors with ornate porch detailing and a rare original slate roof. The wraparound porch offers inviting outdoor seating and a stage for live entertainment -- the perfect setup for gatherings, music nights, or a one-of-a-kind event space. Every detail reflects the care and pride that's gone into maintaining this property's timeless character while ensuring its functionality for modern use.

Strategically positioned in the heart of everything, this property is within walking distance to downtown Bristol, and just a short drive away from HardRock Casino, Bristol Motor Speedway, and so much more that Bristol has to offer! Whether you're an entrepreneur looking to create, expand, or relocate your business, an investor looking for a unique opportunity, or simply a visionary looking to preserve one of the most iconic homes in Bristol- don't miss your chance to own this blank canvas! 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

Bonus Room • Breakfast • Built-in Features • Central Air • Central Heating • Drywall Walls • Entrance Foyer • Hardwood Flooring • Heat Pump • Living Room Fireplace • Primary Bathroom • Primary Bedroom • Primary Bedroom Fireplace • Restored • Sitting • Two-Level • Walk-In Closet(s) • Wood Walls

EXTERIOR

Back Yard Fencing • Balcony • Front Porch • Garden • Level Lot • Rear Patio • Slate Roof • Victorian • Wood Siding Exterior

OTHER

Above Average Condition • Public Sewer • Public Water

Listing courtesy of The Addington Agency Bristol

SCAN TO VIEW ONLINE
brphomes.com/mls/9997983