

# 417 Mount Area Drive, Bristol, TN 37620

\$330,000 · MLS #9999161 · 3 bed / 2.5 bath · [brphomes.com/mls/9999161](https://brphomes.com/mls/9999161)



**3**

BEDS

**2.5**

BATHS

**2,945**

SQ FT

**1972**

YEAR BUILT

**0.35**

ACRES

## Property Facts

**Property Type:** Residential

**Sub Type:** Single Family Residence

**Status:** Active

**Year Built:** 1972

**Lot Acreage:** 0.35

**Above Grade Sq Ft:** 1,917

**Lot Dimensions:** 100 X 150

**City Taxes:** \$0

**County Taxes:** \$1,459.27

**Basement Sq Ft:** 1,028

**Garage Sq Ft:** 576

**Elementary School:** Holston

**Middle School:** Sullivan Central Middle

**High School:** West Ridge

## Description

Nestled in a wonderful, established neighborhood, this charming 3-bedroom, 2.5-bath home offers incredible space, character, and flexibility at an exceptional value.

The main level features a spacious living room, dining room, kitchen, full bathroom and three bedrooms, including a primary suite with a private half bath, plus a bright sunroom and a screened porch--perfect for enjoying your morning coffee or relaxing in the evenings.

Downstairs, you'll find even more living space with both a recreation room and a separate family room, giving you the flexibility to create a home office, playroom, workout space, or even a potential fourth bedroom. A full bathroom and laundry area complete the lower level.

Step outside to enjoy the large back deck, offering plenty of room for grilling, entertaining, or simply enjoying the peaceful surroundings. The property also features a detached garage with additional storage space above, providing ample room for vehicles, hobbies, tools, or seasonal storage.

With more square footage and functional living space than many homes in this price range, this property is full of possibilities. Throughout the home you'll discover beautiful, artistic painted details that add warmth and personality, making it truly one of a kind.

If you're looking for a home with room to grow, timeless character, and endless potential, 417 Mount Area Drive is ready to welcome its next owner!

All information herein is deemed reliable but subject to buyer/buyer agent's verification.

Features & Amenities

INTERIOR

Drywall Walls • Heat Pump • Paneling Walls • Propane Heating

EXTERIOR

Brick Exterior • Metal Roof • Sloped Lot • Split Foyer • Vinyl Siding Exterior

OTHER

Above Average Condition • Public Water

Listing courtesy of Lumera Realty



SCAN TO VIEW ONLINE  
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