

2704 River Island Boulevard, Kodak, TN 37764

\$865,000 · MLS #9999577 · 4 bed / 3.5 bath · brphomes.com/mls/9999577



TVR MLS

4

BEDS

3.5

BATHS

3,042

SQ FT

2022

YEAR BUILT

1.01

ACRES

Property Facts

Property Type: Residential

Sub Type: Single Family Residence

Status: Active

Year Built: 2022

Lot Acreage: 1.01

Fireplaces: 1

Above Grade Sq Ft: 3,042

Association Fee Frequency: Monthly

HOA Fee: \$250

Lot Dimensions: 130.3 X 359.86 IRR

City Taxes: \$0

County Taxes: \$2,238

Basement Sq Ft: 651

Garage Sq Ft: 0

Garage Spaces: 2

Elementary School: Carter

Middle School: Carter

High School: Carter

Description

BONUS SUITE, COUNTY TAXES, & DESIGNER KITCHEN! Luxury meets lifestyle in this beautifully designed 2022 custom brick home situated on 1.01 acres in the desirable River Island community. Offering approximately 3,042 sq. ft. and a two-car garage, this thoughtfully designed home features four main-level bedrooms and 3.5 baths, including a spacious primary suite, plus a versatile upstairs bonus suite with its own full bath, closets, and dedicated HVAC. The bright, open floor plan showcases hickory hardwood floors, custom trim and built-ins, and an inviting gas-log fireplace. The designer kitchen features custom cabinetry, quartz countertops, stainless steel appliances, induction cooking, and a stunning 10-foot island with abundant storage and a convenient pop-up outlet. A hidden walk-in pantry is seamlessly concealed behind custom cabinetry. The primary suite features a large custom walk-in closet and spa-inspired shower with multiple jets, while the spacious laundry room includes a dedicated pet-washing station. The home is equipped with a complete security system, smart door locks and smart garage doors. Outside, enjoy a covered paver patio with fire pit, level manicured yard, and custom stamped-concrete driveway and walkways. Located near Seven Islands State Birding Park and the French Broad River, with the Island Pointe Golf Club at the entrance to River Island Blvd., this home offers quality craftsmanship, flexible living space, and an exceptional East Tennessee lifestyle.

Neighborhood Restrictions & Bylaws can be emailed upon request. Buyer and buyer's agent to verify all information. HOME CO-LISTED WITH GREATER IMPACT REALTY, Dandridge, TN Mike & Janet Norton, Realtors

Features & Amenities

INTERIOR

Bonus Room • Built-in Features • Carbon Monoxide Detector(s) • Ceiling Fan(s) • Convection Oven • Cooktop • Dishwasher • Double Pane Windows • Drywall Walls • Eat-in Kitchen • Electric Dryer Hookup • Electric Heating • Entrance Foyer • Fireplace Heating • Gas Log Fireplace • Hardwood Flooring • Heat Pump • Kitchen Island • Living Room Fireplace • Microwave • One and One Half-Level • Open Floorplan • Pantry • Propane Heating • Refrigerator • Smoke Detector(s) • Soaking Tub • Tile Flooring • Utility Sink • Walk-In Closet(s) • Washer Hookup • Wired for Data

EXTERIOR

Brick Exterior • Concrete Driveway • Driveway • Front Porch • Garage Door Opener • Landscaping • Level Lot • Ranch • Rear Porch • Shingle Roof • Slab Foundation

OTHER

Above Average Condition • Cable Available • Electricity Connected • Fiber Connected • Propane • Public Water • Septic Tank Sewer

Listing courtesy of Hurd Realty, LLC



SCAN TO VIEW ONLINE
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