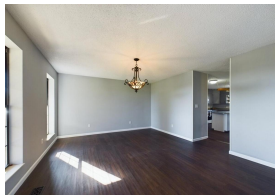
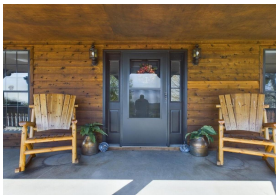


## HOME FOR SALE



1470 Boyds Creek Highway

Seymour, Tennessee

United States

Asking Price

\$1,900,000

Bedrooms 3

Year Built

Bathrooms3

Date Listed

12/11/2024

Size 5,178 Sq  
Ft

Listing ID

GL-

1746662278

Listed by: Homes & Land Magazine

For more information, visit:

<https://www.globallistings.com/12005787>

## Overview

Nestled at the foot of the Great Smoky Mountains, sits this Western Cedar Country Charm home on 16.48 acres of rolling slopes and level land in Seymour, TN zoned A-1. Roughly 36 minutes to Pigeon Forge, 50 minutes to Gatlinburg, 38 minutes to Wears Valley and 25 minutes to Douglas Lake. This home has been updated in 2023 with New HVAC, Carpet, LVP Flooring, Exterior Stain, Granite Countertops, Lighting and Interior Paint. The home does have Central Vacuum System. When entering the front door, you will witness a Formal Dining Room to the left and large Living Room to the right with a Wood Burning Fireplace. On this same floor, you will find a Breakfast Nook, Kitchen and Half Bathroom. The second floor consists of a Full Bathroom, Front of house facing Bedroom, Rear of house facing Bedroom, Large Bonus Room/Bedroom with window seats to enjoy the view with cubby storage and Knee wall storage. In the Primary Bedroom on the second floor you will find a walk in closet, Primary Bathroom with a Soaker Tub and ADA Large walk in Shower. The third floor which is an open area with carpet could be used as a play area, craft area, storage area or a spare room if needed. Into the Finished basement with Tile Floors lies a Large Living room with a Wood Burning Fireplace, Kitchen Sink and basement walkout. In the Finished Basement you will also find a Large room that could be used as an Office, Spare Room, play room or whatever you desire. In that same

room there is a Cellar Style room that could be used for storage or storage of canned goods. The Finished Basement also has another room with Basement Walkout that could be used as an Office, spare bedroom and Etc. There is a Full Bathroom in the Finished Basement as well which could allow this to be used as an Apartment. Now for the Exterior of the home. The home has a Front Covered porch to allow a Porch swing or rocker chairs to enjoy the view of the Mountains. On the backside of the home is a Screened in Porch and Deck for Entertaining. The home does have an attached 2 car garage which also houses the Laundry Room/Utility Room/Mudroom and has a Half Bathroom in the Laundry Room. Off to the side of the home sits a 40#039; x 60#039; 3 Bay Garage that has a Gas Heater, Loft Storage over the Office room area. The Detached garage can accommodate a Car lift and RV Garage Parking. This home sits roughly 1,000 feet from Boyds Creek Hwy giving that privacy if needed. Most of the land is cleared with some wooded areas closer to the home. If you may be looking for that Mini Farm with a Country Home Setting or looking for a Short Term Rental Investment Property that could grow, give this home a look. The restrictions that are attached to the Warranty Deed are as follows: 1. There shall be no house trailers or mobile homes placed on this property at any time, either temporary or permanently. 2. No junk yards shall be erected or maintained on this property. Virtual Tour link <https://tour.giraffe360.com/e162ed2fa22a426cb1c2f9e8d38155aa/>

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