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August

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**#404 -
Whiteside-
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- 1/2 acre
unrestricted
building
lot.
MLS#
1336270**



**#410 -
Sequatchie-
\$15,500
- 1/2 acre
building
lot only 12
miles from
Jasper.
MLS#
1335692**



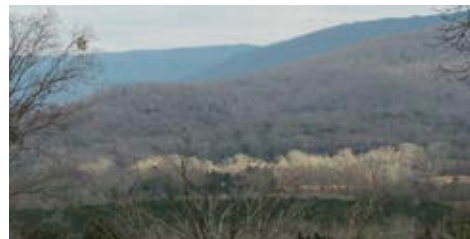
#406 - Jasper - \$349,000 - 1.22 +/- bluff lot in Jasper Highlands. Beautiful view with hardwood trees. MLS#1338729



**#400 -
Jasper -
\$29,500 -
Great
building site
on almost
3 acres with
a southern
exposure for
a walk out
basement
type home.
Incredible
valley &
mountain
view. City
water
available at
lower section
of property.
Owner/agent.
MLS#1332912**



#405 - Guild - \$44,900 - Approximately 2 acres; walking distance to Hales Bar Marina. MLS#1337684





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Affiliate Broker

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@gmail.com



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\$215,000

#550 - Kimball - 4.9 acres across street from Riverside Chevrolet has a 1,080 sq ft rental in need of repair (value is in land & location). Currently has a yearly land lease for a billboard & zoned residential in a C-2 Highway Commercial area. **MLS#1337877**



\$50,000

#580 - South Pittsburg - This wooded 3.5 acres in the private gated deed restricted community of The Bluffs at Nick-A-Jack has a beautiful view of the Tennessee River. **MLS#1335724**



\$66,000

#521 - South Pittsburg - Wooded 3.78+/- acres. Enjoy amazing sunsets along with view of the Tennessee River. Very convenient only minutes from I-24 and close to multiple boat ramps, fishing, shopping & dining. **MLS#1324256**



\$75,000

#501 - Jasper Highlands - Get ready to relax and enjoy everything the Jasper Highlands has to offer. 0.94 +/- acre wooded, interior lot that has a beautiful view from the front of the property. **MLS#1333880**



\$299,000

Sale Pending

#532 - Whitwell - All brick, 3,000+sf home on lg level 1+ acre lot, like having 2 in 1. Upstairs partially renovated with 3 BR & 1.5 baths. Lower level has 2 BR, bath, den, craft room & 2nd full kitchen - could easily be a Mother in law suite. **MLS#1337136**



\$39,900

Reduced

#536 - Dunlap - Beautiful 1.4 +/- acre corner lot with breathtaking views. Lot is cleared and ready to build your dream home. **MLS#1330325**

Jasper Highlands

#511 - Lot 1C.....Clubhouse Dr.....0.55 +/- acres....\$120,000.....**MLS#1338517**

#512 - Lot 2R.....Clubhouse Dr.....0.50 +/- acres....\$120,000.....**MLS#1338519**

#513 - Lot 11B.....Clubhouse Dr.....0.49 +/- acres....\$120,000.....**MLS#1338524**

#514 - Lot 15R.....Clubhouse Dr.....0.40 +/- acres....\$120,000.....**MLS#1338521**

#515 - Lot 32.....Starboard Dr0.38 +/- acres....\$175,000.....**MLS#1338527**



#970 - Prime Commercial Property. Excellent visibility from I-24 (43,390 Average cars/day). Lots available directly across from Lowes & Tractor Supply, Walmart, Cracker Barrel, etc nearby. Underground utilities



Amanda Matthews

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#793 - Jasper Highlands - Almost new, flawlessly designed 4 BR, 3 bath home close to the gated entrance with gorgeous views of the mountains offers main level master, open floorplan w/cathedral ceilings, 5 car garage (w/2 BR apartment over one of the garages), wrap around porches & large rock/brick patio with fire pit. **MLS#1333977**



Reduced

Jasper Highlands

#791 - 1.36+/- acre lot on Sweden's Overlook - \$145,000.

#714 - 2.29+/- acre lot on River Bluffs Drive - \$140,000.

\$449,000



SOLD

#790 - Jasper - Spacious home on 5 flat acres! Lg LR w/3 BR on main along w/ kitchen & dining, Sunroom off master BA. Lg bonus room upstairs w/3 other rooms that could be office or BR, but no closet. Sunroom, 2 car garage, lg laundry/mud room, lg newly painted deck, area for dogs/small horses, lg outbldg. **MLS#1333929**



Spectacular **WATERFRONT** lots at Crown Harbor priced from \$107,500 to \$325,000! Year-round deep water lakefront lots with unobstructed views of lake & surrounding mtns. Build your dream home! **MLS# 1295850, 1322129, 1324202, 1330382, 1339469**

\$345,000



#750 - Jasper - Almost 50 acres of land that can be developed into a neighborhood, a small farm or commercial site. Located close to Nickajack Lake and Little Cedar Mountain. **MLS#1317654**

\$935,000



#710 - Jasper Highlands - Brand new bluff front, 4 BR, bonus room, office, 3 1/2 bath, custom built mountain top home with LOTS of amenities! **MLS#1318540**

\$149,000



Reduced

#746 - South Pittsburg - Gorgeous 6.8+/- acre lot on Tennessee River. Mostly wooded but clearing for a house. A well is already located on the land too! **MLS# 1307613**

\$45,000



#735 - 1 acre Bluff lot off of Vineyard Point Road in Sequatchie. **MLS#1332929**

\$57,400



#708 - South Pittsburg - Great building lot on Bent Tree Dr in Sunset Point with city water. **MLS#1337377**



Jeff Matthews

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\$350,000

Reduced

S. Pittsburg - Rustic cedar home w/ unrestricted views of TN River. 3BR/3.5BA, 3 decks, foyer, LR & DR have hand-waxed hw floors. Master BA updated w/tiled walk-in shower; kitchen has tile counters. Roof and on-demand water heater just 5 years old. Basement could be 4th BR; also has wet bar and gas f/p. **MLS#1332583**



\$95,000

Bridgeport - Well Maintained older home with 3BR/1BA on large tree shaded lot. This home is in move in condition. **MLS1337710**



\$94,000

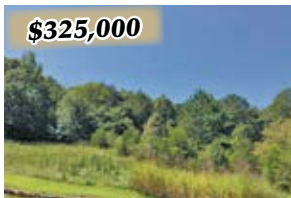
Bridgeport - This 3BR/2BA home would make a great starter home. Home has a nice deck on the back and a large carport and storage shed. **MLS1337709**



\$339,900

New Listing

#807 - Move in ready, 3BR/2BA, LR w/ open floor plan, dining area, breakfast nook, kitchen w/stainless appliances, granite counters & hw floors. Large deck w/above ground pool, attached dbl car garage, 900sf detached garage/workshop w/half bath. Raised garden area & pond! All this on 1.39 ac. **MLS#1335714**



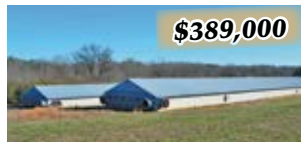
\$325,000

#939 - 110+/- acres of beautiful wooded property with road frontage on Sweetens Cove Rd. This property is located just down the road from Sweetens Cove Golf Club. The property would make a great subdivision. **MLS1306371**



\$89,000

Bridgeport - This 3BR/1BA home has lots to offer for a family starting out. Home is in move in condition and has a large level yard. **MLS1338016**



\$389,000

#801 - Great Business Opportunity - Two-house poultry farm on 10 acres in Jackson Co. Equipped to integrator, Pilgrims specifications for broiler production. All equipment incl. 3BR/2BA brick home, LR w/ gas f/p, separate DR, kitchen w/eat-in area, Hw floors, attached carport, unfinished bsmt w/den, workshop, woodburning stove, garage. Pond & barn. **MLS#1311266**



\$228,500

New Listing

#845 - 3 BR, 2.5 BA home in Bridgeport close to town & schools. Lg LR w/fireplace, separate DR. Kitchen w/all appliances leads to patio. Fenced back yard & garden. Unfinished basement w/590sf. finished den w/second f/p, laundry room & half BA. Safe room or storm shelter & dbl car garage. All on 4 city lots! **MLS#1336623**



\$55,000

#824 - Homesite w/winter views of TN River & Nickajack Lake. Just a few minutes to parks, boat ramps, Nickajack Cave, Hales Bar Marina; 25 minutes to downtown Chattanooga. Property across lake from the new Crown Harbor development on Nickajack Lake. **MLS#1305764**



Tiffany Jenkins

Affiliate Broker

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\$182,000



#327 - Whitwell - 3 BR home is in move in condition with updated floors, paint & deck. Fenced in back yard. Good neighborhood - must see. **MLS#1339765**

\$162,500



#697 - Suck Creek - All brick 3 BR, 1 bath home on 7.3 +/- acres on Hwy 27 has hardwood floors, basement 1 car garage & detached 1 car garage.

\$329,500



#691 - Jasper - 3,876+/- sf building, brick over block construction w/metal roof - was originally a bank bldg w/vault (most recently used a floral shop). Plenty of parking, prime location. Lots of potential uses for retail sales, office space, auto sales, parts store, etc. **CAT#30656831**

\$205,000



#326 - Whitwell - All brick 3 BR home w/metal roof, hardwood floors, CHA window unit, gas wall heater. Includes 1 bedroom apartment & a large 30x60 all metal building with metal roof & wood floor. **MLS#1334171**

\$132,500



#693 - Jasper - 3 BR, 1.5 bath home on Marilyn Drive. Large fenced in yard with storage building. Nice 16x16 covered back porch. **MLS#1340106**

\$165,000



#689 - So. Pittsburg - 3 BR/2BA brick home on 2 lots overlooking TN River. Lg MBR, new laminate flooring, new light fixtures, new updated BA, storm door & fresh paint. Newer vinyl windows, large outbuilding & a finished office/den in the basement. **MLS#1334460**

\$600,000



#676 - 75+/- acre tract at the intersection of SR28 & John Burch Rd just south of Dunlap. 3,500 feet of frontage on SR28. Could be used as residential, commercial or industrial. **MLS#1322436**

\$113,500



#684 - South Pittsburg - 2 BR & 1 full bath on oversized level lot on 2nd St. w/ hw floors and knotty pine paneling, rocking chair front porch, & large fenced backyard w/storage building. **MLS#1340092**

\$127,500



#692 - 3 BR, 2 full bath home needs minor repairs. LV with cathedral ceiling, large master BR with jetted garden tub in master bath and year round scenic views from front porch. **MLS#1336707**



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#102 - Jasper - Great 4 BR, 2 bath home with an open floor plan. New paint, HVAC, tankless water heater, granite countertops, hardwoods refinished. Fenced in back yard. Must see home! **MLS#1339783**



Suck Creek - 3 BR, 3 bath home with lots of space & storage! . Deck & above ground pool! **MLS#1335445**



#125 - South Pittsburg - 5+ acres on the bluff! Electricity & water available. **MLS#1256775**



#104 - Jasper - 14.78 +/- acres located behind Badcock Furniture & Ace Hardware. Great location for multi family use; industrial use or retail center. 3 phase power water & sewer. **CAT#30568084**



#109 - Jasper - Two office buildings for the price of one! (#1) 2,860+/-sf with eight offices, reception, lobby, 1 full bath, two 1/2 bathes, kitchen. Perfect for law or medical. (#2) 2,132+/-sf rental building (occupied). **C-30396232**



#105 - Jasper - 0.79 +/- acre lot on Hwy 41 at Hwy 28 intersection. Minutes from I-24. **CAT#30568079**



#122 - Riverside Catfish House! Great business opportunity! Newly remodeled kitchen, dining room & outside dining area. Facility will seat 130+/- inside. Also has 2BR/2BA apartment with same size lower level that could be remodeled. **C-30603457**



#106 - Jasper - Great 2 BR, 2 bath home in downtown Jasper featuring a split floor plan with large family room/kitchen/DR combination. **MLS#1335479**



#101 - Jasper - 1,188 sq ft. 3 BR, 1 bath home in need of some TLC. **MLS#1338639**



#140 - Whitwell - Professional building on Hwy 28, Whitwell. Former bank building at the Hwy 28 & 283 intersection would make a great professional office. Building is 1,436 +/- sq ft with a canopy area that is 264 +/- square feet that could be converted into office space as well. **CAT#30603457**



#126 - Dunlap - 1,600 +/-sq ft office building with additional 576 +/- sq ft unfinished storage attached would make a great professional building located across from Sequatchie County courthouse. **CAT#30666196**



#100 - Whitwell - 2 building lots on Kilgore Lane - Unrestricted. **MLS#1335832**

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LAND FOR SALE

Lot 3.....Raulstontown Rd.....S.Pittsburg, TN.....MLS#1306867..... **Reduced** \$31,000.
 Lot 133.....Rarity Club.....Jasper, TN.....MLS#1277452..... **SOLD!** \$249,900.
 Lot 137.....Rarity Club.....Jasper, TN.....MLS#1275792..... **SOLD!** \$245,900.
 Lot 139.....Rarity Club.....Jasper, TN.....MLS#1277530..... **SOLD!** \$259,900.
 25+/- ac.....Co. Road 170.....Stevenson, AL.....MLS#1254956..... **SOLD!** \$59,900.
 7.4+/- ac.....8 Bolton Point Rd.....Greenbriar Overlook.....MLS#1316409..... **SOLD!** \$42,900.



SOLD



380 Riverview Drive, South Pittsburg. A wonderful 3 bedroom 3 bath 2,748 sq.ft. home with a panoramic view of South Pittsburg and the Tennessee River looking into Alabama from the entire south side windows, and main floor deck. There is also a finished basement and finished Garage. Many extras including Black Granite counter tops and matching Granite Tile Foyer. All the furnishings remain with a full list price offer. MLS#1321540, \$339,900.



SOLD

Lot 139 Edgewater Way, Jasper. A wonderful lake front lot with a grand view of the lake. Watch inspiring sunrises, and breathtaking sunsets from your new home in Rarity Club with year-round deep water. Only twenty minutes to downtown Chattanooga. The very best of both worlds. 0.39 ac., MLS#1277530, \$225,000.

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"I can help you sell your property just as I have sold almost all of my other listings. Call me for a listing presentation so I can help you sell yours as well."



Reduced

Lot 3 Raulstontown Road, South Pittsburg. A nice level to sloping 3.98 acre brow lot in the Fernway Subdivision with a view of South Pittsburg, and the Tennessee River after thinning of trees. Only 30 minutes to downtown Chattanooga. MLS#1306867, \$31,000.

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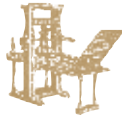
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Thinking of selling your home yourself? Here are a few points you might want to consider:

1. *The right selling price is difficult to arrive at.* Besides not dealing with housing market trends on a regular basis, owners tend to see their home with an untrained eye and often overlook elements which have an impact on the property's true value.
2. *The process is much more difficult by trial and error.* Extra work, costly mistakes, frustration and confusion are common results of not being familiar with all the arrangements involved.
3. *You'll be on call day and night.* Without someone to qualify and screen potential buyers, an owner is subject to "drop-in lookers" at anytime who may or may not be seriously interested.
4. *Financing is a complex part of the equation.* Changing interest rates, points, terms, types of mortgages (FHA, VA, ARM, etc.) are especially difficult to deal with if you don't do it routinely.
5. *Price negotiations are tricky.* Without someone skilled in real estate transactions on your side of the table, you are likely to lose far more than any fee professional services would amount to.
6. *The paperwork is a headache.* Title searches, mortgage forms, closing documents, and the rest of it can be mind boggling and time consuming. Taking days off from work to try to figure it all out and get it done is also an expense to you.
7. *Buyers are often wary of dealing directly with homeowners.* It is easier to speak frankly and ask direct questions with a Realtor than to risk insulting a homeowner. Buyers want to feel they are getting all the information they need to make a good decision without worrying about ruffling the feathers of the seller.
8. *The longer a home sits on the market ... the harder it is for anyone to sell it.* Buyers begin to wonder what's wrong with it, and will be less likely to look at it later, even if it is listed.

If you're sick, you go to a doctor. If you need legal advice, you go to an attorney. Doesn't it seem logical, then, that you would enlist the help of a professional Realtor when you embark on such an important task as selling a house? Any one of the Realtors in this book would be more than happy to work with you when you are ready to sell your home.



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Sale Pending



Sale Pending



Reduced

Kimball - Main Street



RIVER VIEW!

Over 2300 sq ft home in Kimball. 3 BR 3 bath with possible 4th BR. Completely wooded and only minutes from everything in Kimball. \$339,900.

2+/-acre prime commercial property on Highway 72 in South Pittsburg just off I-24. Great location.



New Listing



SOLD

COMMERCIAL - Main Street in Kimball. Level with very little site preparation needed. Perfect for retail or office space. High traffic count. \$150,000.

MLS#1302652/1302660 Great building lots with a view of the Tennessee River Priced at \$59k and \$69k.

Over 4000 sq ft brick home on three level lots in Kimball. 3000 sq ft detached garage/workshop with bath and bonus room. Too many features to list. This one wont last long!

MLS#1320835 TANYA LYNN S/D - Beautiful 3.63 acre lot in Tanya Lynn S/D. Mostly wooded - buyer can selectively cut trees for added privacy. \$49,900



Jasper Highlands

SOLD



New Listing

SOLD



SOLD



SOLD



New Listing

SOLD

MLS#1317998 - Jasper Highlands bluff lot, 3.27 acre, has nearly every natural feature a property could and it's on a cul-de-sac. \$248,000.

Completely remodeled brick home. Everything new: HVAC, roof, appliances, windows, doors, plumbing, electrical, etc. 3BR/2.5BA. Wood and Tile. \$164,900.

MLS#1332290 - 3BR/2BA on 1.5 acre lot. 1650 sq ft with basement. Move in ready. \$174,900

Commercial bldg in Jasper. Over 8000 sf total with 4000 sf of warehouse space. Two roll up garage doors. Building has new led lighting, new flooring in retail area. Lots of office space. \$325,000.

MLS#1335018 - Fantastic 3 BR 2 Bath in Jasper. Completely remodeled. Large level lot with outside storage building/workshop. \$185K.

Louise M. Powell, *Broker/Owner*.....423-802-8098
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 Joan Witcher, *Affiliate Broker*423-718-0381
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#08 - Unique 4000 sf home on 3-lot parcel has large living area, lg laundry & storage room, 2-car garage w/3 workbays, lots of versatile spaces; all appliances remain; one-yr old roof; 3000 sf detached utility bldg. Master suite on main w/lg walk-in closet; two other BRs w/Jackn Jill BA. Semi-open kitchen den area. Many other features. This won't last long! \$449,900.



Sale Pending

#63 - Fine home, rustic setting in Kimball. Stone/fin siding, lg family room w/wood burning t/p, lots of natural light. Hw floors in living, dining and master suite. Master on main w/3 closets; master BA has vanity w/2 sinks & walk-in tile shower. Abundance of windows & French doors open onto deck. Carpeted sunroom. Two-car garage in bsmt. Much more! \$339,900.



#68 - 12.9+/- acres available close to everything! (Mobile Home doesn't remain with property) \$100,000.



Sale Pending

#50 - Very nice 1656 sq.ft. three-bedroom home in New Hope. Hardwood flooring just refinished. New back deck with large back yard. Possible 4th bedroom in basement. \$160,000.



SOLD

#09 - Cute house need some TLC. Unfinished basement. Sold As Is. \$70,500.



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#110 - 9 acres, Godsey Drive in Jasper, available for various uses. \$250,000.



#12 - Brick house setting on 1.4 acres with lot of potential, just needs some work. riced To Sell! \$70,000.



Heart Realty has been serving the Sequatchie Valley for more than twenty-five years. We are members of the Chattanooga Association of Realtors, Tennessee Association of Realtors and the National Association of Realtors.



#01 - Nice house with hardwood floor. Plenty room to grow, big backyard and large family room. Close to schools.



#58 - Two bedroom home on large corner lot, needs some remodeling and updates. Home is sold "as is." \$90,000.



#28 - Nice cozy house to call your own. Close to Kimball & South Pittsburg but just not right down town. \$80,000.



#84 - Excellent Opportunity for farming, industrial,, etc. Property on Hwy 28 very convenient to I-24. \$350,000.



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A large, stylized green leaf graphic with a gradient from light to dark green, arching over the text.

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