

Marion County, Tennessee

September

2026

HOUSES

Mountain Man Home For Sale

Special
Offer

\$605,000

MLS #: 1527661

Equestrian Paradise at The Ridges at Franklin Forest . 1847 sq ft - Modern Ranch home with 3 Bed, 2 Bath on 11.9 acres, with Barn. Just bring your horse.

Located at: 240 Thunder Ridge Drive – South Pittsburg, TN 37380 - **Call For Showing**



Paul R. Langlois
Broker / Owner
(423) 260-1271

Take One
FREE

You can also find
this magazine
on the web at
homesforsaledigest.com



To advertise in this
magazine, contact
Rob Woodfin
rob@woodfinprinting.com
423-837-7294

WARNING:
Attempting
to sell your
home without
a professional
REALTOR®
may be
hazardous to
your wealth!



303 North Cedar Ave., South Pittsburg, TN 37380 - Call: (423) 260-6976



Gina Pannell
423-208-7196
homes@
GinaPannell.com

RE/MAX REALTY SOUTH

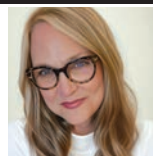
338 South Cedar Avenue • South Pittsburg, Tennessee 37380

423-942-3333

Independently
Owned and Operated



Jessica Wright
812-812-1443
jessicawright
homes22
@gmail.com



Jacquie Jenkins
423-403-0103
realestate
sisters
tr@gmail.com



#1541088 - \$879,000 - 2022-built 3-BR, 2.5-BA home in Jasper Highlands. Level 0.7-acre landscaped lot. Crown molding, spacious bonus room & screened back porch. Near the Farms community pool and fire-pit area. Enjoy waterfalls, walking trails, wildlife, mountain views, pools, pickleball, playgrounds and fishing ponds—all just 21 miles from Chattanooga.



#1531624 - \$629,900 - Tucked away on 1.33 private acres at end of quiet Jasper Highlands cul-de-sac. 3-BR, 2.5-BA home 1,800+sf w/oversized windows, a main-level primary suite, spacious bonus room, fire pit and quarter-mile walking trail. Community amenities include pools, pickleball, tennis, hiking trails, waterfalls and mountain scenery.



For Sale or Rent

#1541303 - \$320,000 - Newly renovated home on a large corner lot in the desirable Gamble Subdivision, convenient to town, schools and interstate access. The updated kitchen features granite countertops, a large island with seating, stainless appliances and space for a dining table. LVT flooring throughout provides easy upkeep, and both bathrooms have been updated. The spacious yard offers plenty of room for children, pets or a garden. Outbuilding included...



#1510929 - \$335,000 - Rare bluff lot in Jasper Highlands w/ nearly three wooded acres, spectacular sunsets, valley & pond views, waterfalls and even access to hidden cave below the bluff. Perked for 3-BR home. Perfect setting for mountain retreat. Community amenities include pools, pickleball, tennis, walking trails, waterfalls, dog parks and more.



Contingent

#1530073 - \$339,900 - Better-than-new 2024 home w/ comfort & privacy on 1.39 peaceful acres in Bridgeport. Open floor plan, granite counters, high ceilings, recessed lighting & spacious kitchen. Primary suite includes walk-in closet & double vanity. Split BRs for added privacy. Pastoral views, mature trees, a covered front porch, oversized garage and concrete driveway—all just minutes from town.



#1533434 - \$299,000 - Build your mountain home on this beautiful 1.45-acre lot in River Gorge Ranch. Mature hardwoods & pines. Gentle slope ideal for a walk-out basement and a shared pond create an exceptional homesite. Perked for 3-BR home. Amenities to include heated pools, sidewalks, pickleball & tennis courts. Peaceful mountain living just 30 minutes from Chattanooga.



New Price!

#1529566 - \$219,000 - Exceptional bluff property with panoramic views, privacy & freedom - no HOA. Create a custom estate, private retreat or investment property without gated-community restrictions. City water available, along with convenient access. Fantastic views! A compelling opportunity for buyers seeking mountain scenery and flexibility at an exceptional value.



#1512945 - \$180,000 - Build dream home on this 1.57-acre wooded homesite in Jasper Highlands, backing directly to a protected reserve. Mature hardwoods & pines, several level building areas, nearby hiking & easy access to Farms community pool, pickleball, tennis, waterfalls, overlooks, dog parks and miles of trails. Peaceful mountain living but not far from cities.



Gina Pannell
423-208-7196
homes@
GinaPannell.com

RE/MAX REALTY SOUTH

338 South Cedar Avenue • South Pittsburg, Tennessee 37380

423-942-3333

Independently
Owned and Operated



Jessica Wright
816-812-1443
jessicawright
homes22
@gmail.com



Jacquie Jenkins
423-403-0103
realestate
sisters
tr@gmail.com



#1518433 - \$179,000 - Build your mountain home on this 1.12-acre site in Jasper Highlands. Backing to protected reserve, property offers exceptional privacy, abundant wildlife & pond & bluff views across the street. Approved for 3-BR home. Utilities available at road. Pools, pickleball, tennis, hiking trails and waterfalls, just 30 minutes from Chattanooga and less than two hours from Nashville and Atlanta.



#1520914 - \$90,000 - Rare 1.03-acre wooded homesite on quiet dead-end street in Monteagle. Walking distance to downtown shops & restaurants. Minutes from Sewanee. Water, sewer, electricity & natural gas available. Excellent site for a primary home, weekend retreat or investment property. Wonderful views and ample room for creative building options, including a pool, guest house or garden. Could make two lots.



#1522397 - \$89,000 - 1.01 acres in Jasper Highlands. Located on quiet cul-de-sac, gently sloping homesite perked for 3-BR home. Mature trees, wildlife and privacy. amenities include two pools, pickleball and tennis courts, parks, fishing ponds, hiking trails, waterfalls, dog parks and more.



#1523434 - \$62,000 - 5.3 private wooded acres minutes from South Pittsburg & I-24. Multiple potential building sites offer options for future mtn home w/ possible valley views by selective clearing. Peaceful country living convenient to restaurants & shopping. Light restrictions protect investment w/ o sacrificing flexibility. Adjoining 5.3-acre parcel also available.



#1523435 - \$62,000 - Private 5.3-acre wooded homesite minutes from South Pittsburg and I-24. Secluded parcel offers multiple potential building sites and possible valley views with selective clearing. Light restrictions provide flexibility while helping protect your investment. Neighboring 5.3-acre parcel is also available, creating an opportunity for more than 10 acres of privacy.



#1537923 - \$40,000 - Create a mountain getaway in this secluded retreat community on Tennessee's beautiful Cumberland

Plateau. Owners enjoy access to amenities at three sister communities, including hiking trails, fishing, lakes and waterfalls. Ideal for a full-time home, vacation retreat or income property. Nearby attractions include Sewanee, Fiery Gizzard Trail, Foster Falls & The Caverns. Less than an hour to Chattanooga and approx 90 minutes from Nashville.



#1539650 - \$3,750/month - Furnished mtn home offers privacy, outdoor living and attached two-car garage + detached garage bay. Open floor plan: office, game room, hw floors, granite counters, stainless appliances, stone fireplace, spacious entertaining deck. Amenities include pools, pickleball, tennis, trails, parks & more. One-year lease. Owner pays HOA and water. No pets or smoking.



#1541347 \$1,700/month - Freshly renovated 3-BR home w/ spacious LR, separate DR, kitchen w/ lots of storage, granite counters, all-new appliances, new windows and refreshed BA fixtures. Original hw floors combine w/ new vinyl tile for clean, comfortable interior. Washer and dryer included. One-year lease required. No pets. Owner is agent.

Thinking of selling your home yourself?

Here are a few points you might want to consider before you begin:

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 for 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.





Heart Realty

1292 Main Street
Kimball, TN

423-
605-
0280

butch.witcher
@yahoo.com



423-837-5478



Huge Price Reduction!

#1532250 Absolutely beautiful mini-farm. Appx 19 acres with a totally updated home. Over 2200 square feet, 3 car detached garage, creek, and too many features to mention. \$998,500.



SOLD

#87 - Located in Downtown South Pittsburg the Former "Home" of Tails Up now available. Features 2 buildings with over 3000 sq feet of space. Many different types of uses. Call today for an appointment to view this awesome one of a kind properties!

New Listing!



1.8 acre level lot located in Jasper. Residential now but zoned Commercial. \$295,000.



MLS1541164 - Beautiful 7.3 acre bluff lot in The Ridges. \$150,000.



Pending

Nice lot on Highway 28 in downtown Whitwell. Zoned commercial. \$20,000.



SOLD

Over 2200 square feet with garage. 3-4 Br's, 3 full baths. Large living room w/ fireplace. Updated kitchen with sunroom. \$450,000



SOLD

22 acre tract on Griffith Hwy. Only 10 minutes to Nickajack Lake \$192,000.

Louise M. Powell, Broker/Owner.....423-802-8098
 John "Butch" Witcher, Affiliate Broker.....423-605-0280
 Donna Sartin, Affiliate Broker423-802-0906
 Jean Rountree, Affiliate Broker423-421-2259
 Carolyn Henry, Affiliate Broker423-991-1894
 Brice Barton, Affiliate Broker423-718-5070
 Brian Simcox, Affiliate Broker.....423-647-5385

Heart Realty



1292 Main Street • Kimball, TN 37347

www.heartrealty.net

423- 837-LIST (5478)

~Possible 100% Financing for Qualified Buyers!~



Completely Remodeled

#09 - Completely remodeled 2,200 sf modern farmhouse on 19 cleared, fenced acres with year-round creek and solar-gated entrance. Features 3 bedrooms, 2 baths, bonus room/4th BR, office, exposed beams, gas fireplace, engineered hw floors, & tiled BAs. Major updates within 5 years: plumbing, electrical, HVAC, roof, windows, appliances. Includes screened porch, outdoor fireplace, detached 3-car garage, chicken coop, & Hardie siding. \$998,500.

#41 - Originally built in the 1950's this house has been totally re-built from the studs forward creating the dream home you are looking for today! There is another lot that comes with the purchase of this home which would be ideal for a pool or a detached garage with plenty of room to spare. Call today for your showing appointment! \$399,500.



#82 - Prime Commercial Opportunity on Highway 41 in Jasper! Contact Butch Witcher for complete details today! List Price: \$295,000.



#76 - Beautiful views from this bluff property! 7.3+/- acres waiting for your new home in this gated community. \$150,000.



Heart Realty has been serving the Sequatchie Valley for more than 30 years. We are members of the Chattanooga Association of Realtors, the TN Association of Realtors and the National Association of Realtors.



#65 - Perfect blend of privacy and convenience with this 22-acre property. +/-2.5 acres, level & ready for your dream home, garden, or mini-farm. Wooded hillside ideal for recreation or seclusion. 250' of road frontage. City water available. Minutes from I-24 and just 30-minutes to Chattanooga. Endless possibilities. Come see! \$192,000.

#01 - Such a beautiful home on 2.92+/- acres and it can be yours today! Lovely open floor plan with master bedroom/bath on main floor.

Take a few steps upstairs and view the additional bedrooms affording privacy.

Game Day takes on a whole new experience as the basement would afford the opportunity to create a Family Retreat for Game Day, Parties, etc.

\$599,900.



#13 - Looking for your new home with 4 Bedroom & 2 Bathroom with a good backyard for family & friends? This could be it! Come and check it out! \$299,000.



#24 - Sweet home with 2 Bedrooms & 2 Baths. Large side yard, 2 Car Carport & Outbuilding. View of mountains. \$240,000.



#77 - Nice lot on Hwy 28 in Whitwell. Old house has been demolished. Grave drive off Hwy 28. \$20,000.



#06 - 2,800 sf home in Kimball with panoramic valley views. Flexible living with 3BR3/BA, and large den/office (or 4th BR). Updated kitchen opens to spacious DR, sunroom, and rear deck. Has fireplace, 2-car garage, attic storage, shed, , easy access to shopping & dining. \$450,000.

BURL'S
BURLSTERMITE.COM

FREE INSPECTIONS

TERMIDOR®

Charter #3824

Call for your termite and pest control needs.

423-942-6464

SVEConnect

Powered by Sequachee Valley Electric Cooperative

The **SPEED** you need, the **SERVICE** you deserve.

100% FIBER OPTICS | GIG SPEED | 24/7 TECH SUPPORT

Stream, download, game. Super-fast, no buffering. Get 200 Mbps for \$49.95 per month or for serious speed get 1 Gbps for \$79.95 per month.
Free modem; Wi-Fi available

NO CONTRACTS | NO DATA CAPS | NO INSTALLATION FEE* | NO DEPOSIT
*Details at www.sveconnect.com

FIBER PHONE SERVICE WITH ADVANCED FEATURES
Keep your current number!

CRYSTAL-CLEAR FIBER TV FEATURING TOP NETWORKS, FREE HD
One free set-top box, whole-home DVR available

SIGN-UP ONLINE in less than 2 minutes at www.sveconnect.com or call 423-837-8605, Monday-Friday, 7:30 a.m. - 4:30 p.m.

6570 Hwy. 41
Jasper TN
423-942-5416

COLLINS
BUILDING MATERIALS

Quality without Compromise!

**COMPETITIVE PRICES,
KNOWLEDGEABLE, COURTEOUS STAFF
QUALITY BUILDING MATERIALS & MORE!
WE'RE NOT A "BIG BOX" STORE ... WE'RE BETTER!**

Check out our new website:
collinsbuildingmaterials.com

VJS Valley Janitorial Service

- Licensed
- Bonded
- Insured

24 Hour Emergency Water Extraction

Residential & Commercial Cleaning
Carpet, Upholstery & Rug Cleaning
Ceramic Tile & Grout Cleaning
Window & Pressure Washing

204 Elm Avenue
South Pittsburg, TN 37380
423-837-6585
www.vjstn.com

Randle Pesnell
Owner
rpesnell@vjstn.com

Wide Format Printing

TRIPLE C BLUEPRINTS

South Pittsburg, TN

423-605-7213

**Put your business
in this ad space
for much less \$\$
than you might think!**

This 20+ year-old locally-owned monthly digest is distributed all over Marion County and is also downloaded from our website.

Call 423-837-7294 to find out what a great advertising bargain this could be for your marketing efforts!

Woodfin Printing Company

423/837-7294 • rob@woodfinprinting.com

Color copies • Fliers • Brochures
Envelopes • Carbonless forms • Booklets
Catalogs • Newsletters • Pads
Business cards • Labels • Tickets

Call Rob Woodfin
for help with any
of your printing needs.

A family tradition
for over 100 years!

If you are just passing through this area at the moment but may be entertaining ideas of making this your home and perhaps even starting or relocating a business here, the Marion County Chamber of Commerce will be more than happy to help you with any information you need!



MARION COUNTY CHAMBER OF COMMERCE

GROWING, SERVING BUSINESS AND INDUSTRY

423-942-5103 www.marioncountychamber.com

**Tennessee Termite
& Pest Control** Charter #447

Free Inspections **10% Senior Citizens Discount**

312 S. Cedar Avenue • South Pittsburg, TN 37380

423-837-9334

*Serving Tennessee, Alabama & surrounding states
Licensed • Bonded • Insured*



TOWER
COMMUNITY INSURANCE

A Higher Standard

(423) 837-8372

Serving Tennessee and Alabama

Home • Auto • Life • Cancer



Residential Carpentry | Remodeling | Home
Repairs | Free Estimates
423-902-1621 | 423-645-4845

Facebook



Website

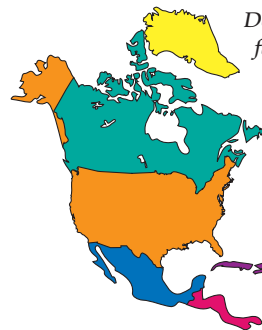


If you are just passing through this area at the moment but may be entertaining ideas of making this your home and perhaps even starting or relocating a business here, the Marion County Chamber of Commerce will be more than happy to help you with any information you need.

423-942-5103 www.marioncountychamber.com



C & H
Plumbing
Clay Haynes
423-326-8642



Do you have friends or family somewhere else who are thinking of moving back to our most beautiful corner of the world? Tell them they can find this magazine on the World Wide Web and start looking for their new home right away.

www.homesforsaledigest.com



Have you ever noticed the homes for sale with a Realtor® sign in front usually sell quicker than the ones "For Sale by Owner"? It's a fact! Most homeowners have no selling experience, but they do have a job, which means if they had the know-how to do prospecting, advertising, qualifying, and all the other skills needed to close a sale -- they still wouldn't have the time necessary to get it all done. Let one of the professional Realtors in this magazine help you sell your home or find the home of your dreams. They have the training, the time, and they will make life MUCH easier for you!

Moving is an exciting, exhausting experience. It always goes better when you have help.



Probably the most important help you can have when you are buying or selling a home is a professional Realtor®. They know the pitfalls to avoid and can do the really heavy lifting of finding the ideal home for you and your family or the ideal prospect to buy the house you are selling.

Any of the realtors in this magazine would be more than happy to help you with all of your real estate needs.



HELPING OTHERS GET TO A

better place

- Apply over the phone or by appointment
- Pre-qualifications in as little as 30 minutes
- Competitive interest rates and low fees
- Conventional, VA, THDA, FHA, USDA
- In-house underwriting and processing for a quick closing
- First-time Homebuyer, Investment Property, Construction Loans



CHRIS SHOEMAKE

423-505-5904

1959 Northpoint Blvd | Hixson, Tennessee
cshoemaker@firstbankonline.com
FBMortgageLoans.com | NMLS ID #: 665202

If you've struggled with limited assets, insufficient employment history, or even a bankruptcy or foreclosure, you can depend on us to work diligently to get you to your Better Place!

Application is required and subject to underwriting. Not all applicants are approved. Full documentation and property insurance required. Loan secured by a lien against your property. Fees and charges apply and may vary by product and state. Terms, conditions and restrictions apply, so call for details. FirstBank Mortgage provides a variety of loan products with different rates, payments and fees. All loans are subject to credit approval. Products and services offered by FirstBank. FirstBank Mortgage is a division of FirstBank. FirstBank Institution NMLS ID 472433.

