

Marion County, Tennessee

October

2024

Mountain Man Real Estate



Paul R. Langlois



Rob Haynes

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#29 - Gorgeous property on secluded drive, 2800+sf low maintenance home on 6+ acres. Great sunroom, lg DR/kitchen w/hw floors. Huge den w/ fireplace. Rustic wooden beams in living area. His/ hers walk-in closets & walk-in shower in master. Two more lg BRs. Mother-in-Law suite. Covered porch overlooks in-ground pool. Amazing view. \$685,000.



#46 - Lovely 3 BR 1 BA home. Many special features! Beautiful/pool/porch /patio area. Awesome for entertaining or lovely meal with your significant other. Awesome bonus room (currently a home office). Laundry room also plumbed for additional BA. Lovely eat -in kitchen. Call today. \$289,900.



#26 - Looking for your first home or maybe you're ready to move into a smaller place? Look no further. This cute 2 bedroom 1 bath home may be just what you're looking for! Call today for your showing appointment. \$205,000.



#01 - Built in 2015, this 2 bedroom 2 bath home in Tracy City features custom built cabinets in the kitchen with custom built doors throughout the home. Beautiful views abound from this cozy home made just for you! \$499,900.



#18 - Beautiful views of TN River. Seller lives in custom modular home but owns adjoining view lot ideal for another site-built home. Five minutes to I-24, dining, shopping etc. Open gathering room has t/p which goes thru to den. Kitchen recently updated for gourmet prep/ dining. Lots of amenities! Buy this home with view lot and take your time to build new home! \$329,500.



Reduced!

#03 - Welcome home! Well maintained home built in 2003 features an open floor plan with 3 bedrooms and 2 baths. Beautiful patio area with partially fenced back yard. Convenient to everything! Call today for showing! \$275,000.



Sale Pending

#57 - Located in Jasper, this lovely brick 3 bedroom 2 bath home is ready for you to enjoy! Spacious, level half acre lot affords the opportunity to perhaps add a pool or an outside dining venue. Convenient to shopping, retail, schools. Ready for you to visit today! \$275,000.



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



Heart Realty has been serving the Sequatchie Valley for more than 25 years. We are members of the Chattanooga Association of Realtors, the TN Association of Realtors and the National Association of Realtors.



#64 - Located on Timber Ridge Drive in Kimball, don't miss this opportunity to pick from 3 Lots the one that works best for your new home. Call us for details & pricing!



Reduced!



#21 - Cute 2 BR home in downtown Jasper. Seller is leaving entertainment center, 2 bedroom suits, stove, refrigerator and microwave. \$185,000.



Reduced!

#17 - Tired of paying rent? Look no further as this 3 BR 2 BA home is waiting for you! Located in Jasper, you can enjoy a lovely afternoon swim in the pool. Call today for your showing appointment! \$180,000.



Reduced!

#43 - 2 BR, 2 BA home in South Pittsburg. Addl lot w/this house; 2 lots are identified as: Tax Map 1421 C 013.00 & 1421 C 0012.00. Looking for investment(s) such as a flip and maybe building another house? Here's your opportunity! \$139,900.



Reduced

#69 - Beautiful 6.14 acre tract in Jasper ready for your custom home or perhaps you may want to build several homes. City water and Sewer available. \$82,500.

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

4 BR 3 BA home has had many recent updates and it's waiting for you to add your personal finishing touches! \$250,000.



Reduced!



Sale Pending

#16 - 4 BR home in beautiful country setting, minutes from shopping, dining, etc. Enjoy quiet surroundings. \$275,000.



Reduced!

#14 - 2.86 acres on Fiery Gizzard Road; 1 BR house that has been used for storage. Rustic location but not far from conveniences. \$90,000.



Reduced!

#15 - Cute 2 BR, 2 BA brick home in country Privacy? You betcha!! Call for showing today! \$269,900.



#60 - Lovely 3.96+/- acres in Mountain Meadow Estates. Build your custom home here close to everything! \$82,500.

#62 - Wooded property ideal for custom home. Convenient to everything yet it feels like you are in the country. \$82,500.





Heart Realty

1292 Main Street
Kimball, TN

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butch.witcher@yahoo.com



423-837-5478



Reduced

One of the nicest properties to come available in some time. 3 BR-2 Bath sunroom, large kitchen/dining room, den with fireplace on main level. Huge Mother-in-Law suite downstairs. All this on over 6 acres. \$685,000.



New Listing

MLS#1397583 - Great home in Jasper. 4 BR, 3 bath on large level lot. Walking distance to park, schools, and downtown. \$349,900.



Kimball

MLS#1394096 - A property like this doesn't come along very often. 1300 Sq Ft home on 5 level acres in Kimball. Over 1000 feet of tree lined road frontage with cleared property behind. Close to I-24, shopping and restaurants. \$349,900.



SOLD

MLS#1382484 - 4 BR 2 bath home on large level lot. Updated kitchen and baths. Plus, a mother-in-law apt. with full kitchen and bath. \$299,900.



#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 1 of a kind properties!



Pending

Kimball

#1368278 - Beautiful view of Tennessee River and surrounding mountains. Over 1700 sq ft. 3 bedroom, 2 bath on appx 4 acres. \$249,900.



Sweetens Cove

1 acre potential commercial lot with I-24 visibility. \$200k.



Sweetens Cove

1.25 acre potential commercial lot with I-24 visibility. \$200k.



Pending

Church building in South Pittsburg. 200x140 paved lot. Also house that was used as parsonage. \$195,000.

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#1390732 - Bluff-view home on Hovering Hawk offers 180° views of TN River, Nickajack Lake & valley. 1.6+ acre lot in Jasper Highlands. Vaulted LR w/wide views. Covered porch w/fireplace. 3 lg BRs, 2 full BAs, den, office, 3-car garage. Kitchen has stainless appliances. Backup generator. Host of amenities in gated community. Listed UNDER appraisal. Well taken care of; freshly painted. \$1,299,900.



#1396659 - 2-year-old home in Jasper Highlands has every amenity. Sits on 2.55 acres w/lots of privacy adjacent to private land preserve, a stone's throw from main gate. Spacious design, cathedral ceilings; expansive kitchen w/granite island. Luxurious fireplace framed by 1880s barnwood mantel. 3 BR, 2.5 BA. Dedicated office w/custom cabinets & shelves. Workout area, ample storage, mudroom. Master suite w/walk-in shower. Two spacious guest BRs share jack-&-jill BA. Bonus room above garage. \$1,049,000.



#1397973 - In middle of "The Farms of Jasper Highlands," this quaint, cozy 3 BR, 2 BA home w/2 car garage sits on 1+ acre, nestled up to the woods. Enjoy host of amenities: 2 pools, park, pickle ball & tennis courts, putting green, bocce ball, fishing ponds, many community events and clubs, & much more! Local shopping needs nearby; big cities not far. \$549,900.



#1388765 - Lodge style home perfect for lg family or income property. Current owners live in part and offer short term rental with 2 BR, kitchenette, bath (w/laundry) & separate entry. RV hook up for addl income. Foster Falls visitors keep rental full. Lg kitchen w/lots of counter space. Vaulted ceiling in LR. Oversized master BR. French doors lead to 12x24 patio. Handicap accessible. Garage w/wooden barn doors. 2 acre, unrestricted; room for garden. \$394,999.



#1500585 - PRIVACY close to everything! 4 BR / 3 BA home on nearly 1.5 acre at end of a dead-end street, Panoramic view of town. Spacious kitchen / breakfast area & large LR. Backyard has muscadine and berry orchard. In-law suite w/BA downstairs. Workshop could be add BR. New roof, windows & exterior paint. Screened porch, expansive deck, two-car attached carport. Minutes to Jasper schools and stores. Lots of activities nearby. \$349,000.



195 Harris Road in Trenton, GA - Beautiful newer home on a large fenced in lot with 3rd bedroom and 3rd full bath in the walk out basement (would make a great inlaw/teen suite). 4 car garage with additional unfinished basement space for work area or additional living space, choice is yours. Call today for your private showing. \$350,000.



#1398107 - Updated 3BR/2BA home has new roof and some new flooring. Could have in-law suite w/BA & kitchen in walk out basement. Great outdoor space w/deck, covered patio, lg level front yard, shade trees, two outbuildings & old chicken coop. Plenty of parking. Beautiful country setting. City water + well. Lg 2nd BR could be two smaller rooms. Gas fireplace in LR can stay. \$225,000.



#1398993 - Move in ready rental. Fully furnished 4 BR 3 BA home. 1 pet with \$250 deposit. Not a fenced property but it has a closed gated front porch. Can be rented furnished. EV/RV charger on property! The home has it all for you! \$2300.



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Come see the wonder of Jasper Highlands & River Gorge Ranch!

#1388607 – 1920 Raulston Falls Rd \$89,000

#1378638 – 0 Crockett Pt, JF614 \$99,000

#1368646 – 3261 Crockett Pointe JF130 \$103,000

#1368769 – 260 Cherokee Path JF285 \$114,900

#1372605 – 0 Waterwheel Way #337 \$119,900

#1372601 – 225 Prospectors Way RB223 \$123,000

#1368624 – 0 Raulston Falls Rd #159 \$130,000

#1378120 – 174 Volunteer ST JF398 \$135,000

#1381586 – 4430 Crockett Pointe JF216 \$138,000

#1372852 – 1130 Sunset CIR SV126 \$149,000

#1375083 – 2700 Crockett Pointe #404 \$149,500

#1381510 – 545 Boone Pass JF186 \$149,900

#1363405 – 00 Sunset CIR \$159,900

#1387534 – 310 Moonlight LN JF444 \$150,000

#1370756 – 5140 Crockett PT JF177 \$165,000

#1363446 – 2995 River Bluffs DR \$165,000



#1376333 - BLUFF LOT
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cleared and mostly level,
perked for 4 BR home.
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offers your own waterfall
after heavy rains. Mature
hardwood trees. Sits on
quite circular street. See
sunrises off back porch and
sunset from the front porch.
12 minutes from front gate.
So many amenities, so close
to conveniences. \$399,900.



#1390521 - River Bluffs side
of JASPER HIGHLANDS.
2 acre bluff lot w/breathtaking
sunrises from your back porch
and stellar sunsets from your
front porch. Property perked
for 4 BR home. Imagine feeling
like you can walk out on the
clouds. Priced below comps.
Host of amenities include
pools, tennis courts, pickle ball
courts, bocce ball court, horse
shoe pits, soccer field/Heli-
pad, pavilion, dog parks, 2 fire
stations, much more. \$599,000.

#1373826 – 275 Lookout View DR RB219 \$180,000

#1375261 – 595 Compass DR RB104 \$185,000

#1373188 – 367 Volunteer ST \$188,000

#1388703 – 205 Whiskey Way #375 \$198,000

#1376310 – 4910 Raulston Falls RD JF106 \$199,900

#1382901 – 465 Compass DR \$200,000

#1377164 – 2595 Raulston Falls RD JF2 \$219,000

#1377079 – 460 Cherokee Path JF280 \$249,000

#1387684 – 4709 Crockett Pointe JF166 A/S \$249,000

#1372079 – 350 Crockett Loop JF79 \$250,000

#1388624 – 362 Cumberland CIR SV352 \$275,000

#1382028 – 940 Crockett Pointe JF567 \$290,000

#1379457 – 755 Sunset CIR SV109 \$320,000

#1388577 – 3965 Crockett Pointe JF158 \$349,900

#1378469 – 725 Sunset CIR SV108 \$350,000

#1376333 – 275 Crockett Lp JF62A&62AS \$475,000

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.



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Reduced!
 #1394160 - 4BR/4BA home in Dunlap city limits on quaint street. Huge den opens to amazing sunroom. Close to conveniences: restaurants, shopping, medical, & parks. Large mature trees & shrubs in front & rear plus Zoysia lawn. Attached 350 square foot garage. Rocking chair front porch. Come take a look this one today!

\$459,000



Reduced!
 #1388928 - Close to shopping/dining in Dunlap. Quick access to Hwy 111. Nice brick home w/fireplace; make it your own w/some TLC. Galley kitchen, nice dining & living areas. 3BR/3BA. Level 1.08 acre lot w/plenty of room for outdoor entertaining. HVAC unit around 5 y/o. Also new building w/2 large roll up doors & a room for office space. Estate Sale requires court approval. Sold "As-Is"

\$294,900

#1381235
 - Make an appointment today to come check out this 28.52 acres! Located in the heart of the beautiful Sequatchie Valley surrounded by mountains on a hill with great views! This diamond in the rough has several building spots with no restrictions and is less than 15 minutes to Dunlap or Whitwell. Lots of space and privacy. You should come see this ASAP!



\$285,000



Contingent
 #1398542 - Stunning home, meticulously maintained, has 5 spacious BRs and 3 BAs. Two-car garage, upstairs office, lg covered back porch, peaceful and private, with fruit trees, blueberry bushes and grape vines.

\$495,000



Closed
 #1398629 - All Brick home on spacious lot has been well taken care of, however it does need some updating with new flooring & paint. The roof & central HVAC seem to be in good shape.

\$130,000



\$98,000
 #1393282 - Across street from a hospital. Less than a mile from Red Bank High School. There is recent and new growth in this neighborhood. Downtown Chattanooga only minutes away. 1. acre (2 lots) bordering Mountain View Ave and Morrison Springs Rd. on a downward sloped and wooded. Lots of potential a great investment opportunity.



Contingent
 #1388690 - 3 BR 1 BA w/kitchen appliances included. Refreshed lower level. Finished basement has 1 BR + rec room. Lg laundry area and great room. Storage building + 2 car carport.

\$245,000



\$10,000
 #1399103 - Small lot, located just off Deerhead Road on Fawn Circle, offers a wonderful country setting on Fredonia Mountain. Enjoy a beautiful drive with a lake view and endless possibilities. Come check it out! \$10,000.

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.



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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



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!



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