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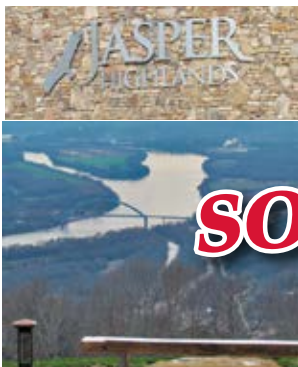
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#400 -
Jasper -
\$29,500 -
Great
building site
on almost
3 acres with
a southern
exposure for
a walk out
basement
type home.
Incredible
valley &
mountain
view. City
water
available at
lower section
of property.
Owner/agent.
MLS#1332912



SOLD

#452 - Jasper - \$74,000 - Beautiful 1.27 +/-
acres in the gated Jasper Highlands
community with all the amenities!
MLS#1310617



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Are Selling!*

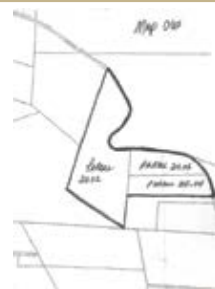
**Call Me Today
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so I can get yours listed &

SOLD!



#446 - \$141,900 - 32.5+/- acres UNRESTRICTED. City
water & power. Just outside of Jasper. **MLS#1328621**





Teresa Smith
Affiliate Broker

(423) 309-2037

TeresaSmithC21
@gmail.com



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\$274,900

Reduced

#992 - Bridgeport - Brick 4 BR, 3 bath home sitting on 1.8 +/- acres with beautiful rocking chair front porch. Lots of room with huge den downstairs w/vaulted ceilings & wood beams! **MLS#1324494**



\$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**



\$22,000

#604 - Palmer - Wooded 4 acres right in the center of Palmer. **MLS#1331269**



\$44,900

Reduced

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



\$35,000

Reduced

#545 - Dunlap - Very nice lot to build your dream home and enjoy the view of the mountains along with the view of the pond. Only a couple of minutes from the center of town. **MLS#1330705**



\$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**



\$35,000

Reduced

#546 - Dunlap - 1.4 +/- acres to build your dream home with a rocking chair front porch. Sit back, relax & enjoy the beautiful view of the mountains. Only minutes from the center of town. **MLS#1330706**



#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
Affiliate Broker

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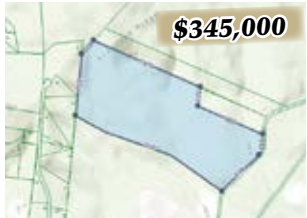
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#793 - Jasper Highlands
- Almost new, flawlessly designed 4 BR, 3 bath home close to the gated entrance with gorgeous views of the mountains offers main level master, open floorplan w/cathedral ceilings, 5 car garage (w/2 BR apartment over one of the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



\$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**



Spectacular WATERFRONT lots available at Rarity Club! Year-round deep water lakefront lots with unobstructed views of the lake & surrounding mountains. Build your dream home now! **MLS#: 1295850, 1322129, 1324202, 1330382**



\$449,000

Sale Pending

#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 outldg. **MLS#1333929**



\$499,900

Sale Pending

#760 - Jasper Highlands - Custom built home, close to gated neighborhood entrance, has 10 ft ceilings, 2 BR, 2 full baths, open floor plan & covered porches all around! **MLS#1330598**



\$695,000

#749 - Jasper Highlands - 3BR/3BA home, media room & office, spacious rooms w/ high ceilings, beautiful finishes, lg open kitchen, workshop in cellar, 8" knotty alder doors, security cameras, 12 gauge copper wiring, covered back porch w/mtn views & large level backyard. **MLS#1316522**



\$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**



\$95,000

#732 - 4 Bluff lots off of Vineyard Point road in Sequatchie. Can be purchased all together for a total of over 5 acres, or can purchase separately for \$25,000 each lot. **MLS#1332929**

Jasper Highlands

2 lots close to gated entrance:

#792 - 2.75 +/- acre lot on Jasper Highlands Blvd - \$169,000

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



\$915,000

Sale Pending

#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**



\$59,000

#738 - 22+/- acres of wooded land on top of Sequatchie Mountain. Very private area to build your dream home! **MLS#1302140**



Jeff Matthews
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Licensed in TN & AL



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\$399,900



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**

\$209,900



#953 - Bridgeport - Well-kept log home on large lot. 6BR/3BA w/plenty of room for large family. Logs have been stained and resealed. New windows and new HVAC upstairs. Plenty of attic storage as well as a basement. **MLS#1330669**

\$158,900



#917 - So. Pittsburg - Beautifully maintained 3BR/2BA older home has room for large family. Freshly painted, move in condition. Kitchen updated a few years ago. Large flagstone patio just off a large private deck. **MLS#1325509**

\$399,900



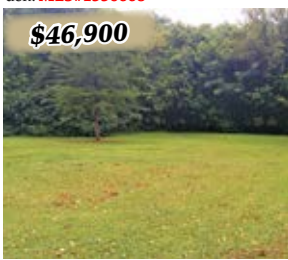
#922 - Jasper - Large all-brick executive home. 3BR/2.5BA, move in ready. Large GR with tray ceilings leading to private screened porch. Large kitchen w/granite counters and breakfast room. Master suite has garden tub, separate shower, his/hers vanities. **MLS#1329877**

\$195,000



#942 - Bridgeport - All brick maintenance free home on large level shaded lot. 6BR/3BA perfect for large family. Basement could be used as a mother-in-law suite if needed; has full kitchen and LR, 2 BRs and full bath. Large covered patio off upstairs den. **MLS#1330668**

\$46,900



#911 - So. Pittsburg - 1 acre lot on Hwy 72 - multiple possibilities. Could also be used for residential. **CAT#30206613**

\$334,500



SOLD

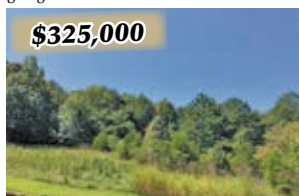
#829 - Like New! Move in ready! 5BR/4BA w/tile showers, large GR w/hw floors, stone f/p, updated kitchen, DR leads to screen porch; sunroom leads to decks and gazebo. Finished basement, double car garage, BR, BA, f/p, living area & wet bar with hot plate & mini frig. Perfect for in-laws or a home office. Parks/shopping nearby. **MLS#1325633**

\$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**

\$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. **MLS#1306371**



4 homes on Aldhouse Avenue and one on Broadway Ave, Bridgeport, AL. Buy all for \$220,000 or purchase individually:
1003 Aldhouse \$68,000.
1004 Aldhouse \$45,000.
1007 Aldhouse \$58,000.
1008 Aldhouse \$45,000.
1013 Broadway \$63,000.

Calling All Investors!

- #827 - Lot #128 - \$139,500
0 Raulston Falls Rd Jasper Highlands
2.79 acres - **MLS#1323300**
- #810 - Lot #102 - \$139,500 **Reduced**
0 Raulston Falls Rd Jasper Highlands
3.25 acres - **MLS#1323109**
- #823 - Lot #13 - \$58,500
0 Scenic Drive - Lakeview@Nickajack
3.61 acres - **MLS#1305762**
- #824 - Lot #33 - \$45,000
0 Scenic Drive - Lakeview@Nickajack
2.46 acres - **MLS#1305762**
- #825 - Lot #14-0 - \$45,000
0 Bluffs Rd N - The Bluffs
5.32 acres - **MLS#1325523**



John Wells
Affiliate Broker

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\$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**

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\$129,500

#679 - Tracy City - Beautifully kept 3 BR, 2 full bath modular home on a level lot. Features new kitchen appliances, stacked stone in the kitchen & den around the gas log fireplace. Lots of built in bookcases for storage. 6 person hot tub remains!. **MLS#1334615**

#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**



\$329,500



\$199,900

Sale Pending

#678 - Dunlap - 3 BR, 2 full BA tri-level home on 1.17+/- acre. Includes 2 lots for privacy with large outbuilding & great landscaping w/patio off the kitchen area. Large eat in kitchen has tile backsplash, solid surface countertops & ss appliances. **MLS#1334085**



\$149,900

Sale Pending

#688 - Hwy 27 - Suck Creek Mtn - Nice brick 3 BR, 1 bath home. Large LR with gas log FP & large eat in kitchen. Features hardwood floors in BR & LR. Heat & air system and refrigerator are 3 years old. Basement is plumbed for bathroom & has garage door. **MLS#1334051**



\$172,500

Back on Market

#699 - Whitwell - Well maintained 4 BR, 1 BA home on gently rolling 1.5 +/- acres has updated kitchen, refinished hardwoods, large sunroom & deck, basement garage, attached carport, large detached garage & large metal shop/ garage. **MLS#1313601**



\$182,500

Sale Pending

#681 - Jasper - 3 BR 2 full bath all brick home on 4 +/- acres of private wooded land. Home features wood burning insert in the LR fireplace, large 12x43 rear deck and a metal 24x36 detached garage/workshop/storage building. **MLS#1333170**



\$172,999

Sale Pending

#687 - Tracy City - Come to the country and enjoy this 2005 28x76 modular home on a level 3+/- acre tract. Features 4 BR & 2 full baths with a split BR floor plan. Front & rear decks for relaxing. Two outbuildings remain. **MLS#1333788**



\$10,000

Sale Pending

#656 - Jasper - Wooded 1.6 +/- acre building lot outside of Jasper. Perfect for anyone that wants to live minutes from town but wants privacy. **MLS#1296490**



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Sneed**

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#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



\$119,000

Reduced



\$254,000

#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**



\$199,000

#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 baths, kitchen. Perfect
for law or medical. (#2) 2,132 +/- sf rental
building (occupied). **C-30396232**



\$60,000

Bluff View Lots

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

**"The
Woodlands"**

Great building lots w/
wonderful views in
Jasper on Woodland
Drive. City water,
sewer & electric.
0.4 acre to 1.4 acre.



\$215,000

#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



\$450,000

Sale Pending

#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



\$79,000

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



\$89,500

Sale Pending

#127 - Sequatchie Mtn Road - (2) 16x76
mobile homes sitting on approx 2 acres
wooded lot. Great for investor!

**Land
for Sale**

#119 - Jasper - Excellent large
level building lot located
in popular Luke's Landing
subdivision. Restricted, surveyed
with corners marked. Utilities.
MLS#1296378 \$35,000.



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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.

LAND FOR SALE

Lot 3 Raulstontown Rd S. Pittsburg, TN MLS#1306867 **Reduced** \$31,000.
 Lot 133 Rarity Club Jasper, TN MLS#1277452 **Reduced** \$249,900.
 Lot 137 Rarity Club Jasper, TN MLS#1275792 **SOLD!** \$245,900.
 Lot 139 Rarity Club Jasper, TN MLS#1277530 **Reduced** \$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 \$42,900.



Reduced

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.



SOLD

308 Pleasant Grove Rd, Jasper. Great 2 BR 2 BA 1,760 sf brick home w/huge unfinished basement on 1 acre with additional room that could be 3rd BR. Now priced under appraisal. All appliances remain. Property has large (30x40) 2 car detached garage with a half bath, an additional (12x30) storage bldg, which could house a beauty shop, and a (15x33) storage shed. Entire property is fenced with chain link. MLS#1308396, \$174,900.

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"As with all real estate purchases, a boundary survey is recommended as part of the property inspection."



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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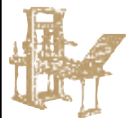
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Thinking of selling your home yourself?

Here are a few points you might want to consider 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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joanwitcher@yahoo.com



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RIVER VIEW!



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

Reduced



Kimball - Main Street

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



I-24 Visibility

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



Hwy 28 Visibility

MLS#1274874 - Beautiful 23 acres on Hwy 28. Nice property for a small farm or for industrial purposes. \$350,000.



Jasper

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.



Great Building Lot!

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



Reduced

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.

New Listing



Sale Pending

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



SOLD

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

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SOME NEW
LISTINGS
COMING
SOON.
Call Butch
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to get in
on the first
day!!



SOLD

MLS#1318705 - Well maintained 4 BR, 3BA home in Historic Downtown South Pittsburg. House has lots of updates and is walking distance to everything. \$189,900.

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 John "Butch" Witcher, *Affiliate Broker*.....423-605-0280
 Joan Witcher, *Affiliate Broker*.....423-718-0381
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#03 -
 Beautiful
 3 bedroom
 2 bath home
 in Misty
 Meadows
 in Kimball.
 Features large
 master suite
 with walk
 out to pool.
 Convenient
 to everything!
 \$289,900.



New Listing



#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.



New Listing

SOLD

#19 - Completely remodeled open floor plan home on a 1.5 acre lot. 3 BR, lg sunroom, hw throughout. Full basement w/new full BA w/shower. Huge shed w/new metal roof plus small storage building. All appliances incl. new dishwasher installed Dec 2020 and bar stools included. \$174,900.



#75 - Lot in Jasper Highlands has just about every natural feature you could want. Rolling meadows, extensive rock formations, mountain stream, great views of TN River Valley. Building site on cul-de-sac surrounded by mature trees, one of a kind views to the south and wildflowers to the front. Very private. \$248,000.



New Listing

SOLD

#98 - Looking for an opportunity to start a Business or move one that needs more space? Located in Downtown South Pittsburg over 5600 square feet of office and warehouse space. Current owner doesn't need as much space and will relocate to another location. Don't miss out List Price \$125,000



New Listing

#06 - Brick & Vinyl 3 BR, 2 BA home. Family room and Den, Eat-in kitchen and Dining room. Upstairs bonus room with separate entry & another full bathroom. Roof 1yr old, HVAC 6 yrs old. Outbuilding or the Fireplace in LR doesn't stay with house. \$165,500.



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.

#61 - Full brick home with brand new: HVAC unit, roof, windows, doors, plumbing, wiring, stainless appliances, fixtures, & water heater. GR & front BR have original hw floors; kitchen, baths, utility room & mudroom have tile.

BRs & hall have laminate.

Kitchen has gas stove & granite counters, lg island w/ storage & bar stools. Lg pantry. Both BAs have quartz counters, & new fixtures. Gas heat/ electric AC coupled w/new insulation & gas water heater. All new LED lighting. \$164,900.



#65 - Lovely 1.71+/- acres available in Kimball for your new home. Convenient to schools, shopping, commuting. \$60,000.



#66 - An unbelievable lot in Jasper Highlands 3A. Great view from both front and back on lot. You can be ready to begin construction on this lot and not have to wait for roads and utilities to be installed. Only minutes from helipad, store, gym, and Pat's Summit. Better jump on this one quickly! \$104,900.



Sale Pending

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



Sale Pending

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



Sale Pending

#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.



#70 - Stunning views of the Tennessee River from this spacious 1.4+/- acre lot. Build a beautiful home here and enjoy lazy days watching river traffic come up/down the river. Priced to sell \$69,000.



#72 - Here is a beautiful 3.63 acre lot in Tanya Lynn Estates. Lots in this area do not become available very often. Mostly wooded so buyer can selectively clear so you can have plenty of privacy. Only 10 minutes from I-24 at exit 155. \$49,900.



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.



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