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Hilary Tyler

105 Center Park Dr Ste 200
Knoxville, TN 37922
865-862-6161
hilary@slymanrealestate.com

Slyman Real Estate

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Property Sub-Type: Residential	Unit #:	Total Tax: \$3,249.41
Area: Knox County - 1	Lot #:	List Number: 1227713
	Blk #:	
	Subdivision: Fox Run S/D Unit 7	

# Bedrooms: 5	SqFt - Total (Aprox): 6,326	Community: Farragut	HOA: Mandatory
Baths - Full: 4	SqFt - Main Lvl: 2,277	Restrictions: Yes	HOA Fee: \$360.00
Baths - 1/2: 1	SqFt - Down Lvl: 2,182	# Fireplace: 1	HOA Freq: Yearly
# of Rooms: 10	SqFt - 2nd Flr Lvl: 1,867	New Construction:	HOA Contact: https://tnfoxrun.org/
Lot Dimensions:	SqFt - 3rd Flr Lvl: 0	Property Status: N/A	Bonus Room: Yes
Acres: 0.65	SqFt - Source: Owner	Year Built: 2006	# of Units:
Site Built: Yes	Extra Storage: Yes	High School: Farragut	Position of Unit:
Elem. School: Farragut Intermediate	Middle School: Farragut		Auction Y/N: No

Atchd/Dtchd Type: Detached **View:** Mountain View **Misc Features:** Cathedral Ceiling; Drapes; Internet Available; Island in Kitchen; Pantry; Trey Ceiling; Walk-in Closets; Walk-in Shower; Washer/Dryer Connect; Wired for Internet

Type: 2 Story Basement **Fireplace:** Gas Log; Marble **Exterior Features:** Deck; Doors - Energy Star; Patio; Porch - Covered; Prof Landscaped; Windows - Insulated; Windows - Storm

Style: Traditional **Floors:** Carpet; Hardwood; Tile **Dining Area:** Breakfast Bar; Eat-in Kitchen; Formal Dining Area

Construction: Brick **Fuel:** Electric; Gas (Natural) **Community Amenities:** Architect Restricted; Club House; Rec Facilities; Swimming Pool; Tennis Courts; Other - See Remarks

Siding: Brick **Heat:** Central; Zoned **Association Fee Incl:** All Amenities

Garage/Parking: Garage Spaces: 5; Attached; Basement; Garage Door Opener; Main Level; Side/Rear Entry **Cooling:** Attic Fan; Ceiling Fan(s); Central Cooling; Zoned **Possession:**

Basement: Finished; Walkout **Appliances:** Central Vacuum; Dishwasher; Disposal; Dryer; Microwave; Range; Refrigerator; Security Alarm; Self Cleaning Oven; Smoke Detector; Washer **New Financing:** Cash; Conventional; FHA; VA Loan

Lot Description: Private; Wooded **Other Rooms:** 2nd Rec Room; Addl Living Quarter; Basement Rec Room; Breakfast Room; Family Room; Laundry/Utility; Mstr Bdrm Main Level; Office; Workshop **Outbuildings:**

Sewer: Public Sewer **Water:** Public

Room Name	Level	Dimensions	Remarks
Family Room	Main	22.1 x 18.1	
Office	Main	14.9 x 14.7	This could be a formal living room as well
Master Bedroom	Main	17.8 x 16.1	
Bedroom 2	Second	18.1 x 16.9	
Bedroom 3	Second	15.4 x 12.9	
Bedroom 4	Second	12.6 x 12.5	
Bonus Room	Second	21.2 x 17	
Other	Second	15.7 x 11	Loft area in addition to bonus room
Bedroom 5	Basement	21.8 x 14.7	
Other	Basement	15.4 x 11.6	Workout room or could be made into kitchen

Directions: From I40 West exit Campbell Station to Right on Kingston Pike, Right at Everett Road, Left on Union, Right on Brochardt Blvd, to the top of the hill, home is on the Left.

Public Remarks: Beautiful estate home in the desirable Fox Run community with mountain views and over 6,000 finished square feet! This 4 sided brick home offers an appealing floor plan with plenty of space to live, work, and entertain from home. The main level features a beautiful two story foyer, formal dining room, family room with gas fireplace, and formal office space with vaulted ceiling. The spacious eat-in kitchen boasts cherry cabinets, quartz countertops, marble island, double convection oven, built in microwave, refrigerator (conveys), walk-in pantry, breakfast bar, and eat-in space that leads to a deck overlooking your large wooded back yard. On the main level you will also find the master bedroom suite with master bathroom offering dual vanity, walk in shower, and soaking tub. The half bath and spacious laundry room off your 3-car garage complete the first level. On the second story you will find 3 additional large bedrooms, 2 full bathrooms, loft area, and a large bonus room. All bedrooms have walk-in closets and an abundance of storage on every level, including a walk-up attic space offering plenty of storage or potential for additional living space. The lower level features mother-in-law suite with bedroom, full bath, and living space, with and separate no-step entry to the home with its own private 2-car (tandem) garage. The basement offers the ability to add a kitchen or wet bar area if desired. The backyard can easily accommodate a pool and you have complete privacy from your neighbors on this .6 acre lot. This home has been beautifully maintained and is in the sought-after Farragut school district. You'll have access to all of the amenities that Fox Run offers including 2 pools, tennis & pickle ball courts, newly renovated clubhouse, and soccer field. The home has easy access to the Greenway and is close to many shopping and dining options, along with I-40. *Professional photos of home will be available on 5/26*

Start Showing Date 05/26/2023

Name	Office	Primary Phone/Fax	Office Phone	E-mail
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Cooperation Comp: 2.5% **Exclusive Agency:** Yes **List Price/SqFt:** \$173.89

Status: Active **Listing Price:** 1,100,000

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