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Property Sub-Type: Residential	Unit #:	Total Tax: \$2,885.87
Area: Hamblen County - 38	Lot #:	List Number: 1242036
	Blk #:	
	Subdivision: Bridgewater Pointe	

# Bedrooms: 5	SqFt - Total (Aprox): 4,082	Community:	HOA: Mandatory
Baths - Full: 3	SqFt - Main Lvl: 1,244	Restrictions: Yes	HOA Fee: \$275.00
Baths - 1/2: 0	SqFt - Down Lvl: 1,244	# Fireplace: 1	HOA Freq: Yearly
# of Rooms: 9	SqFt - 2nd Flr Lvl: 1,594	New Construction:	HOA Contact: Bridgewater Pointe HOA
Lot Dimensions:	SqFt - 3rd Flr Lvl: 0	Property Status: N/A	Bonus Room: Yes
Acres: 0.25	SqFt - Source: Appraisal	Year Built: 2022	# of Units:
Site Built: Yes	Extra Storage:	High School:	Position of Unit:
Elem. School:	Middle School:		Auction Y/N: No

Atchd/Dtchd Type: Detached	View: Lake; Lakefront; Mountain View	Misc Features: Pantry; Walk-in Closets; Walk-in Shower; Washer/Dryer Connect; Wired for Internet
Type: 2 Story Basement	Fireplace: Gas Log; Stone	Exterior Features: Deck; Patio; Windows - Insulated; Windows - Vinyl
Style: Traditional	Floors: Carpet; Hardwood; Tile	Dining Area: Breakfast Bar; Formal Dining Area; Kitchen/Dining Rm Co
Construction: Brick	Fuel: Electric	Community Amenities: Boat Ramp; Lake Access; Picnic/Barbeque Area; Playground; Swimming Pool
Siding: Aluminum Siding; Brick	Heat: Central	Association Fee Incl: All Amenities
Garage/Parking: Garage Spaces: 2;	Cooling: Ceiling Fan(s); Central Cooling	Possession:
Attached; Garage Door Opener; Main Level	Appliances: Dishwasher; Disposal; Microwave; Range; Refrigerator; Self Cleaning Oven; Smoke Detector	New Financing: Cash; FHA; USDA/Rural; VA Loan
Basement: Finished; Walkout	Other Rooms: 2nd Rec Room; Basement Rec Room; Bedroom Main Level; Extra Storage; Laundry/Utility	Outbuildings:
Lot Description: Lake Access; Lakefront; Waterfront Access		
Sewer: Public Sewer		
Water: Public		

Room Name	Level	Dimensions	Remarks	Room Name	Level	Dimensions	Remarks
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Directions: 11E to Walters Drive. Turn left on Cherokee Drive, right on Noes Chapel, right on spout springs, left on Hill Trail and then left into Bridgewater Pointe. Turn Right on Bridgewater Blvd and house on right at bottom of hill.

Public Remarks: *SELLER IS OFFER A 10K CREDIT TO BUYERS AT CLOSING FOR A BINDING CONTRACT BY 10/23!!* Nestled on the serene private cove on picturesque Lake Cherokee, this remarkable 5-bedroom, 3-bathroom house offers a dreamlike blend of modern comfort and waterfront tranquility. Priced at an enticing \$50,000+ under its recent appraisal, this home represents an exceptional value proposition for those seeking a premium lakeside lifestyle. This home is better than new with several updates made by the sellers. The spacious living areas offer plenty of natural light, courtesy of large windows that frame breathtaking views of Lake Cherokee. The living room is centered around a cozy fireplace, creating the perfect setting for family gatherings or relaxation. The kitchen is a chef's delight, featuring modern appliances, ample counter space, granite countertops, and spacious pantry. Adjacent to the kitchen is the dining area and offers a place to enjoy meals with views of the tranquil lake. The main level also offers a bedroom with full bath, and separate office space (or formal dining room). There is a deck off the back of the home overlooking Cherokee Lake. There large 2 car garage offers plenty of room for storage. Upstairs you will find the master bedroom which offers 2 walk-in closets and a large master bath with soaking tub and walk-in shower. Two additional bedrooms, another full bath, a bonus room/5th bedroom, and laundry room complete the upper level. The basement has been finished by the sellers and offers a large rec room and additional office space making this home desirable for living, working, and entertaining all from home. But the true gem of this property is its direct access to Lake Cherokee offering seasonal cove water. This lot is dockable, making it a haven for water enthusiasts. While this lakeside oasis offers tranquility, the community offers amenities for everyone to enjoy. Bridgewater Pointe community offers beautiful mountain views, a pool, covered pavilion, playground, and community boat ramp. The home is conveniently located just 11 minutes away from shopping, dining, and all the amenities you need. Whether you're seeking a serene retreat or an entertainer's paradise, this home on Lake Cherokee offers the best of both worlds. This home has no restrictions and can also be used as a short or long term rental property.

Name	Office	Primary Phone/Fax	Office Phone	E-mail
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Cooperation Comp: 2.5%	Exclusive Agency: Yes	List Price/SqFt: \$165.36
Status: Active	Listing Price:	675,000

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