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**Slyman Real Estate**  
105 Center Park Dr Ste 200  
Knoxville, TN 37922  
865-862-6161**Property Sub-Type:** Residential  
**Area:** Loudon County - 32**Unit #:**  
**Lot #:** 5  
**Blk #:**  
**Subdivision:** Oakwood Estates li**Total Tax:** \$96.79  
**List Number:** 1241589

<b># Bedrooms:</b> 3	<b>SqFt - Total (Aprox):</b> 1,311	<b>Community:</b>	<b>HOA:</b> Voluntary
<b>Baths - Full:</b> 2	<b>SqFt - Main Lvl:</b> 1,311	<b>Restrictions:</b> Yes	<b>HOA Fee:</b>
<b>Baths - 1/2:</b> 0	<b>SqFt - Down Lvl:</b> 0	<b># Fireplace:</b> 0	<b>HOA Freq:</b>
<b># of Rooms:</b> 5	<b>SqFt - 2nd Flr Lvl:</b> 0	<b>New Construction:</b> Never Occupied	<b>HOA Contact:</b>
<b>Lot Dimensions:</b>	<b>SqFt - 3rd Flr Lvl:</b> 0	<b>Property Status:</b> N/A	<b>Bonus Room:</b> No
<b>Acres:</b> 0.52	<b>SqFt - Source:</b> Owner	<b>Year Built:</b> 2023	<b># of Units:</b>
<b>Site Built:</b> Yes	<b>Extra Storage:</b> No	<b>High School:</b> Loudon	<b>Position of Unit:</b>
<b>Elem. School:</b> Highland Park	<b>Occupancy:</b> Permanent Residence		<b>Auction Y/N:</b> No
	<b>Middle School:</b> North		

<b>Atchd/Dtchd Type:</b> Detached	<b>View:</b> Country Setting; Seasonal Mountain	<b>Misc Features:</b> Island in Kitchen; Walk-in Closets; Walk-in Shower; Washer/Dryer Connect
<b>Type:</b> Ranch	<b>Fireplace:</b> None	<b>Exterior Features:</b> Cable Available (TV Only); Deck; Porch - Covered; Prof Landscaped; Windows - Insulated; Windows - Vinyl
<b>Style:</b> Traditional	<b>Floors:</b> Laminate	<b>Dining Area:</b> Eat-in Kitchen; Kitchen/Dining Rm Co; Living Rm/Dining Rm
<b>Construction:</b> Frame	<b>Fuel:</b> Electric; Gas (Natural)	<b>Community Amenities:</b>
<b>Siding:</b> Stone; Vinyl	<b>Heat:</b> Central; Forced Air	<b>Association Fee Incl:</b>
<b>Garage/Parking:</b> Garage Spaces: 2; Attached; Garage Door Opener; Main Level; Side/Rear Entry	<b>Cooling:</b> Ceiling Fan(s); Central Cooling	<b>Possession:</b>
<b>Basement:</b> Crawl Space	<b>Appliances:</b> Dishwasher; Disposal; Microwave; Range; Security Alarm; Self Cleaning Oven; Smoke Detector; Tankless Wtr Htr	<b>New Financing:</b> Cash; Conventional; FHA; New Loan; VA Loan
<b>Lot Description:</b> Irregular Lot; Rolling Slope; Other	<b>Other Rooms:</b> Bedroom Main Level; Great Room; Laundry/Utility; Mstr Bdrm Main Level; Split Bedroom	<b>Outbuildings:</b>
<b>Sewer:</b> Septic Tank		
<b>Water:</b> Public		

Room Name	Level	Dimensions	Remarks	Room Name	Level	Dimensions	Remarks
<b>Directions:</b> US-11S to LT on Muddy Creek. Go 1.5 miles & take LT onto Martel Rd. Stay LT on Martel. Turn RT into Oakwood Estates. Go to almost top of hill. 1055 New Home on LT. SOP							
<b>Public Remarks:</b> Coming Soon...No Showings Until Monday, October 9th. Brand New Quality Construction w/Fantastic Views & Majestic Sunsets from the Front Porch of This 3BR/2BA Ranch Home! Nothing to Do But Move Right In! This Beauty Features an Open Living Concept w/Luxury Vinyl Hardwood Flooring Throughout & 9' Ceilings! Beautiful Wide Crown Molding Adorns all Rooms. The Eat-in Kitchen Boasts Granite Counter Tops & Extra Tall Cabinetry, Stainless Samsung Appliances & an Island. Primary Bedroom is Split from the Other 2 Bedrooms. Primary Bath has a Walk-in Glass Shower & Double Vanities. All Bedrooms have Walk-in Closets for Ample Storage. Other Special Items Include a High Tec Security System and a Tank-less Gas Hot Water Heater. Last but not Least is the Large Rear Deck. This Special Home Won't Last Long...so Schedule Your Showing Today!							

**Start Showing Date** 10/09/2023

Name	Office	Primary Phone/Fax	Office Phone	E-mail
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**Cooperation Comp:** 2.2%**Exclusive Agency:** Yes**List Price/SqFt:** \$305.03**Status:** Coming Soon - No Showings**Listing Price:** 399,900

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