



1.12 Acres

\$65,000

Cocke County, Tennessee

landresellers.com/properties/c8a4f4294c3



Property Details

Property Types: Land, Residential, Recreational

State: Tennessee

County: Cocke County

City: Newport

Zip: 37821

Price: \$65,000

Total Acreage: 1.12

Property ID: 606944

Property Address: Ivy Way, Newport, TN, 37821

Dimensions: IRR

GPS: 36.04166, -83.2542

Subdivision: Emerald Pointe

Lot: 27,84,85

Association Fees: 1500/year

Roads: Private Paved

Water: Public Available

Sewer: Public Available

Taxes: \$1,277

RV Policies: Not Allowed

Discover the life you've been dreaming of with this exclusive 1.12-acre lot situated in the serene Douglas Lake Community. Located on Ivy Way in Newport, TN, this prime piece of real estate is your gateway to a lifestyle of luxury, leisure, and endless aquatic adventures. Imagine building your custom home on this expansive plot, which requires a minimum of just 1600 sq ft. Your home could be the perfect sanctuary surrounded by nature, with the added security of being in a gated community. The annual HOA fee of \$500 ensures your surroundings are well-maintained and secure.

One of the standout features of this lot is Boat Slip #8, included in the sale. Spend your weekends boating, fishing, or simply soaking up the sun on Douglas Lake. Whether you're an avid boater or someone who loves the idea of quick lake access, this amenity elevates your property ownership experience. Worried about utilities? Don't be. This lot has utilities available at the road, making it easier for you to start your build. Plus, with road frontage on both sides of the lot, the access options are versatile and convenient for your future home's layout.

Priced competitively at \$65,000, this lot offers you a unique blend of affordability, luxury, and accessibility in one of Tennessee's most sought-after lake communities. Make the move and invest in not just a property, but in a lifestyle that keeps you invigorated day in and day out.

Seller Information



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REALTOR® in the Lakeway Area specializing in Lake Properties and Land. I currently own the SRS (Seller Representative Specialist), RSPS (Resort & Second Property Specialist), and GRI (Graduate of the REALTOR Institute) designations and have a certification in RENE (Real Estate Negotiation Expert).