

Partially Cleared Building Lot in Shiloh Springs



0.63 Acres

\$34,500

Grainger County, Tennessee

landresellers.com/properties/0116d6f74eb



Property Details

Property Types: Land, Residential, Recreational

State: Tennessee

County: Grainger County

City: Rutledge

Zip: 37861

Price: \$34,500

Total Acreage: 0.63

Property ID: 702710

Property Address: Lot 136 Tumbleweed Trl,
Rutledge, TN, 37861

Dimensions: IRR

GPS: 36.26505, -83.406906

Subdivision: Shiloh Springs

Lot: 136

Association Fees: 252/year

Roads: Private Paved

Water: Public

Sewer: Septic Needed

Taxes: \$278

Discover the perfect canvas for your dream home at Lot 136 Tumbleweed Trail, nestled in the serene Shiloh Springs subdivision. This 0.63-acre building lot offers a mostly level landscape, partially cleared and ready for construction, priced attractively at \$34,500.

Shiloh Springs isn't just a location; it's a lifestyle. This gated community on the shores of Cherokee Lake provides residents with an array of amenities including public water, underground utilities, and exclusive access to a private boat ramp. Imagine the ease of launching your boat on a sunny morning, just minutes from your doorstep.

Seasonal lake views from the lot add a picturesque backdrop for your future vacation home or forever residence. With restrictions in place to ensure quality and aesthetics, homes must be site-built with a minimum of 1500 sq ft, safeguarding your investment and the community's charm.

The HOA fees are a modest \$250/year, an investment in the tranquility and maintenance of this coveted community. Here, you're not just buying a lot; you're securing a slice of the lake lifestyle, with the added peace of mind that comes from a gated community.

This lot is an affordable gateway to lake access and the dream of building a custom home tailored to your desires. Whether you envision a cozy vacation retreat or a sprawling estate, Shiloh Springs offers the ideal foundation for your aspirations.

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).