

# LOT 46 RIPPLING WATERS CIRCLE

SEVIERVILLE, TN 37876 | MLS #: 1101598

\$34,999 |



View Online: <http://www.viewlisting.info/92764>  
For Instant Photos: Text 707487 To 415-877-1411



Presented for sale is Lot 46 in the Prestigious Cool Springs Subdivision. Lots here are selling fast! Lot 46 is at the highly desirable entrance of Cool Springs and offers views overlooking the cascading waterfall, Boyd's Creek Valley and The Great Smoky Mountains. This outstanding corner lot is ready to build your elegant home with Electric, Gas, Water, Sewer and Cable available. Utilities are underground so no unsightly poles or wires hanging down. HOA amenities include Pool and Picnic Pavilion. Subdivision is minutes from shopping, dining and entertainment in Seymour, Knoxville, Sevierville, Pigeon Forge and Gatlinburg. Nearby Water Recreation Areas include Soakey Mt, 7 Islands Birding Park, French Broad River, Little Pigeon River and Douglas Lake. Build your dream home here today!



- Mountain View
- Waterfall
- Cleared
- Underground Utilities, Gas, Water, Elec. Cable
- Corner Lot
- Pool
- Clubhouse
- Prestigious Neighborhood



## AGENT INFORMATION



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## ABOUT BRIAN BURKETT

### EXPERIENCE:

I have assisted First Time and Seasoned Home Buyers as well as VA, HUD, FHA, Auction, Land and Foreclosure properties. I also serve Sellers and understand the processes involved from Marketing, Staging, Prepping and Completing the Sale. I'm skilled in handling negotiations in my Client's favor. I have training and experience to handle Marketing and keeping your best i...



Disclaimer: All information deemed reliable but not guaranteed.