

Sale Name: 2 Bedroom Home with Nice Corner Lot, La Follette, TN.

LOT 1 - 104 Marshall Dr., La Follette, TN.



Description

Charming Fixer-Upper with Endless Potential

Welcome to your next investment opportunity! Up for auction is a quaint 2-bedroom, 1-bathroom home, unoccupied for several years and awaiting your vision. Nestled on a generous .40-acre corner lot, this property boasts approximately 798 sq. ft. of living space and features a cozy enclosed porch, perfect for enjoying quiet mornings.

Property Features:

- **Bedrooms:** 2
- **Bathrooms:** 1
- **Kitchen/Dining Combo**
- **Enclosed Porch:** A small, charming space to relax and unwind
- **Roof:** Durable metal pre-fab

Outdoor Highlights:

- **Lot Size:** Approx. .40 acre, entirely grass-covered
- **Yard:** A nice backyard, perfect for gardening enthusiasts or outdoor entertaining
- **Location:** Situated just outside the city limits, offering a serene setting with the convenience of nearby amenities

Investment Potential:

This property is a blank canvas, offering extensive remodeling opportunities for those with a keen eye for design. Whether you're looking to make this house your own, flip it, or transform it into a rental, the possibilities are endless. The prime corner lot location and ample outdoor space add significant value and appeal.

Why You Should Bid:

- **Perfect for Investors:** Ideal for those looking to enter the real estate market or expand their portfolio.
- **Customization Potential:** With extensive remodeling needed, you have the freedom to create a home that suits your style and vision.
- **Great Location:** Enjoy the peace of suburban living while being just minutes away from the city's amenities.

Don't miss out on this diamond in the rough and take the first step towards making this house your next successful project. Happy bidding!

Being sold to settle the estate of Lydia Aileen Davis, Chancery Court Case No. 2023-PR-5063.

2023 Property Taxes: \$199 **Tax Map:** 094-O **Group:** A **Parcel:** 030.00

Warranty Deed Book: 144 **Page:** 487

LOCATION: LaFollette, traffic light #4, turn on South Ave. beside of Gamble Motor Co. Travel 2/3 mile and property is on left, at corner of Demory Rd. and Marshall Dr.

Auction conducted for Dennis Potter, Special Master

Auctioneer: Paul Provins **TN LIC#:** 4528

Quantity: 1



<https://bids.ayersauctionrealty.com/>