SMALLTOWN
HUNTING PROPERTIES
& REAL ESTATE℠

39.4± ACRES
BLEDSOE COUNTY, TN

$525,000



OFFICE (423) 568-8339 | WWW.SMALLTOWNPROPERTIES.COM

THE BLEDSOE 39.4

PROPERTY PROFILE

LOCATION:

- 23480 US-127
  Dunlap, TN 37327
- Bledsoe County
- 7.6± Miles NE of Dunlap
- 12.6± Miles SW of Pikeville
- 44.6± Miles NW of Chattanooga
- 116± Miles SE of Nashville

PROPERTY USE:

- Fishing
- Equestrian
- Recreational
- Potential Home/Cabin Site
- Mini-Farm
- Investment

COORDINATES:

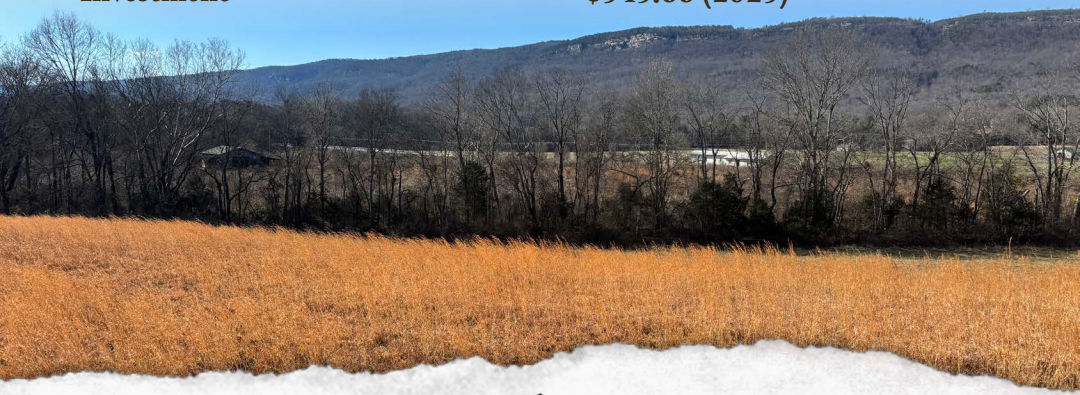
- 35.4655, -85.3223

PROPERTY INFORMATION:

- 39.4± Total Acres
- 995± Yards of Frontage
  on the Sequatchie River
- 690± Yards of Frontage on US-127
- Cross Fencing
- Horse Barn
- Unfinished Cabin

TAX INFORMATION:

- Tax ID: 115 004.00
- $545.66 (2025)





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WILLIAM SMITH
LAND SPECIALIST
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O: 423-568-8339
william@smalltownproperties.com
P.O. Box 9 - Birchwood, TN 37308
smalltownproperties.com

Information is believed to be accurate but not guaranteed.

WELCOME TO THE BLEDSOE 39.4

WELCOME TO THE BLEDSOE 39.4 IN THE HEART OF THE SEQUATCHIE VALLEY!
This beautiful 39.4± acre property located just outside of Dunlap in Bledsoe County, Tennessee, offers a peaceful country setting with plenty of open space to enjoy. With nearly 1,000 yards of frontage on the Sequatchie River, the Bledsoe 39.4 provides great views as well as opportunities for fishing, relaxing, or kayaking.

The tract includes a three-stall horse barn, cross fencing around half of the property, and a small, unfinished cabin built on stilts near the river. With about 690 yards of road frontage on US-127, it's easy to access and offers great visibility of the mountain across the valley.

With river frontage, road access, and beautiful views, the Bledsoe 39.4 is perfect for building a home, starting a farm, or owning a quiet place in the Sequatchie Valley.

Contact William Smith today to schedule a private showing and experience #TheSmallTownWay.





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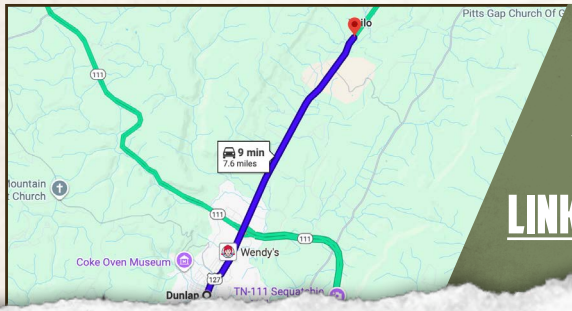
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land id. LINK



Directions From Dunlap, TN: Travel on US-127 North for 7.6 miles until the destination on your right.

LINK TO GOOGLE MAP DIRECTIONS



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