

Magnolia Acres
4005 Trotwood Ave
Columbia, TN 38401

\$3,600,000
10.100 +/- acres
Maury County



Magnolia Acres

Columbia, TN / Maury County

SUMMARY

Address

4005 Trotwood Ave

City, State Zip

Columbia, TN 38401

County

Maury County

Type

Recreational Land, Residential Property

Latitude / Longitude

35.5933 / -87.0913

Taxes (Annually)

5681

Dwelling Square Feet

5115

Bedrooms / Bathrooms

5 / 4

Acreage

10.100

Price

\$3,600,000

Property Website

<https://mcewengroup.com/detail/magnolia-acres-maury-tennessee/23196>



PROPERTY DESCRIPTION

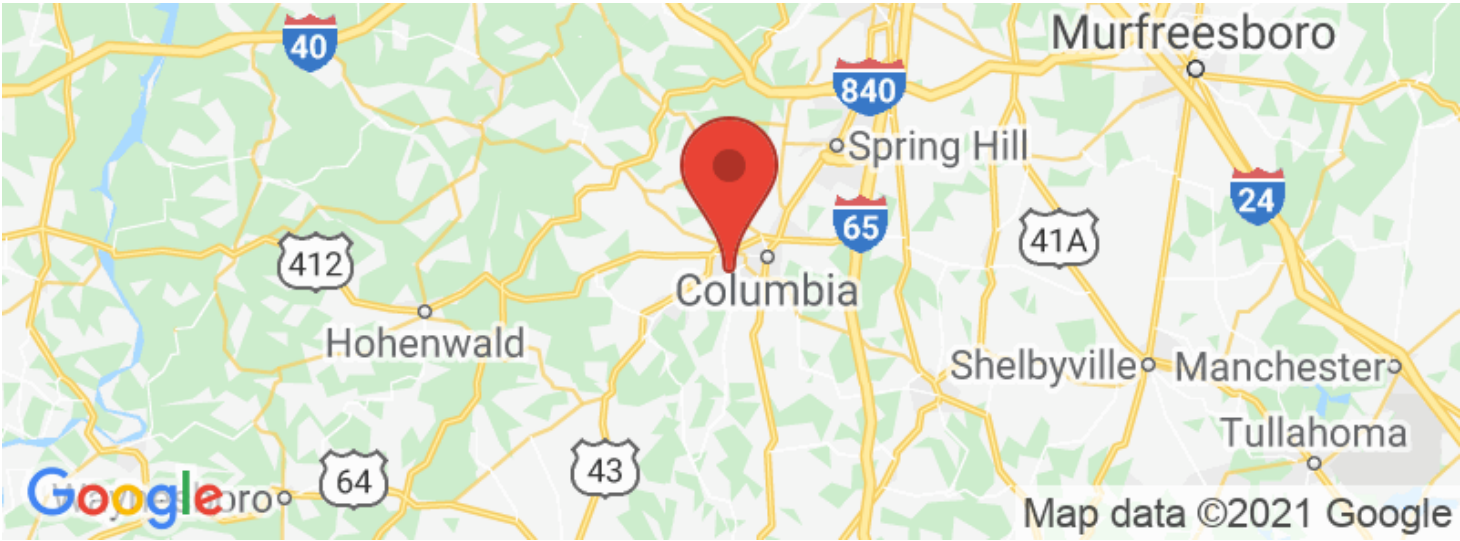
Stunning fully renovated 19th century estate nestled in the Sunnyside neighborhood, just minutes from Downtown Columbia. This fully renovated property was designed by a NY interior designer and is an entertainer's dream. Enter the property through the privacy gates and follow down a quarter mile tree-lined driveway to this 5 bed/4 bath home, with dream chef's kitchen that even includes a gas burning fireplace, butler's pantry, extra cook's/catering kitchen, and a covered outdoor seating area with gas table. A formal living room with grand piano and an elegant formal dining room will easily seat 12 for dinners. The large family room also has a gas fireplace, another large dining area for casual dining, and just off this room is an outdoor full sized dining table for outdoor dinners. The picturesque 10 acres also provides a heated, concrete, salt-water pool with an 1850's log pool-house with an outdoor shower. There is also a redesigned yoga / entertaining barn with a small kitchen and 2 half baths. An 1850's cabin nestled in a wooded clearing is currently set up as a full spa, or has the potential to be used as a guest cabin. The grounds also include three golf tee boxes for short game driving range practice up to the green, and an electric golf cart comes with the property! A creek for wading, a large tree-rimmed outdoor firepit area with rocking chairs and benches, walking trails, and an outdoor amphitheater style stage for gatherings and events. This home is being sold fully furnished, excluding personal art + books. For additional property information, please see: www.themagnoliaacres.com

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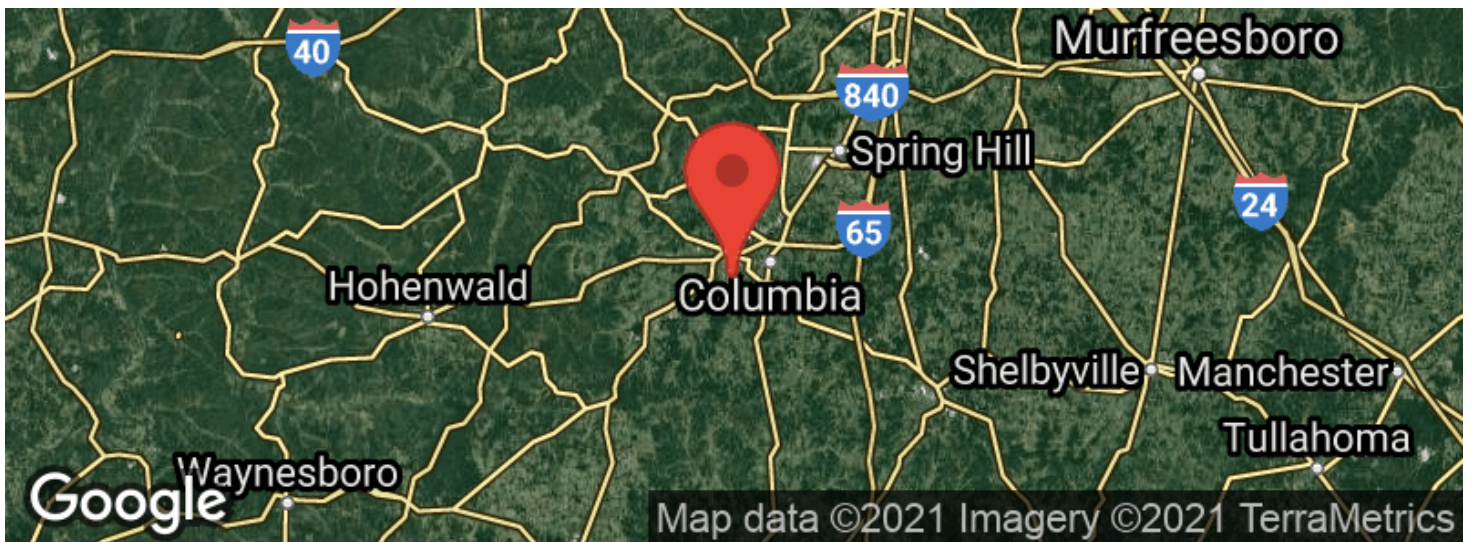
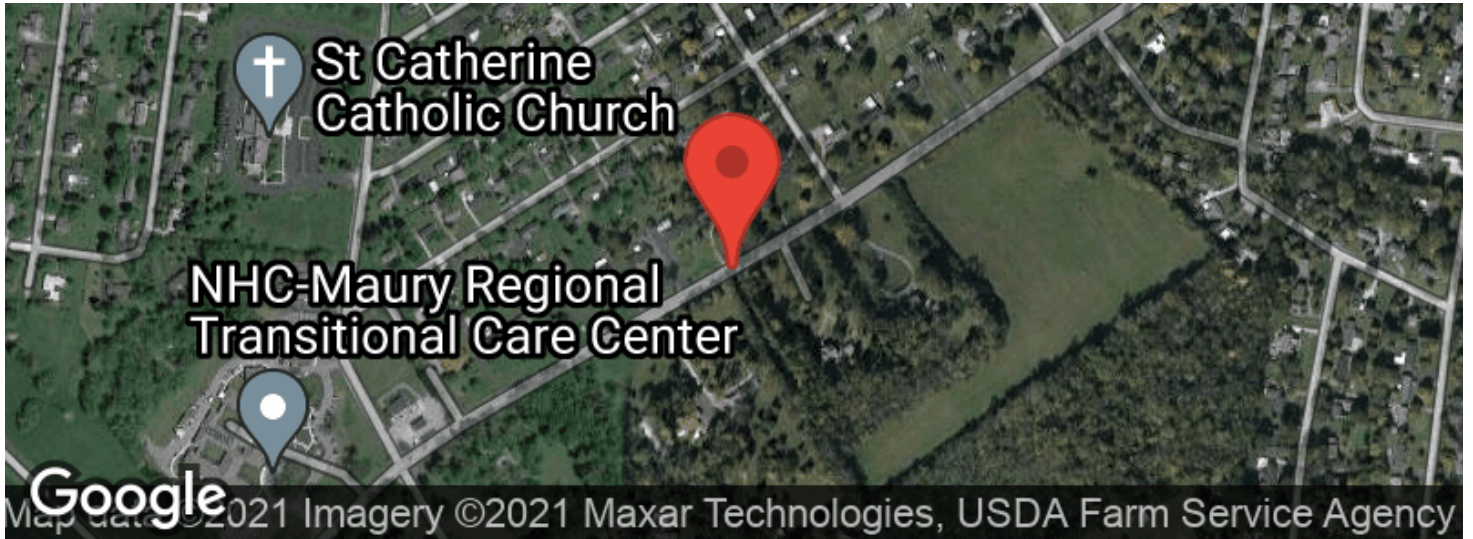




Locator Maps



Aerial Maps



LISTING REPRESENTATIVE

For more information contact:



Representative

Brandee Ransom

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City / State / Zip

Columbia, TN 38401

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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