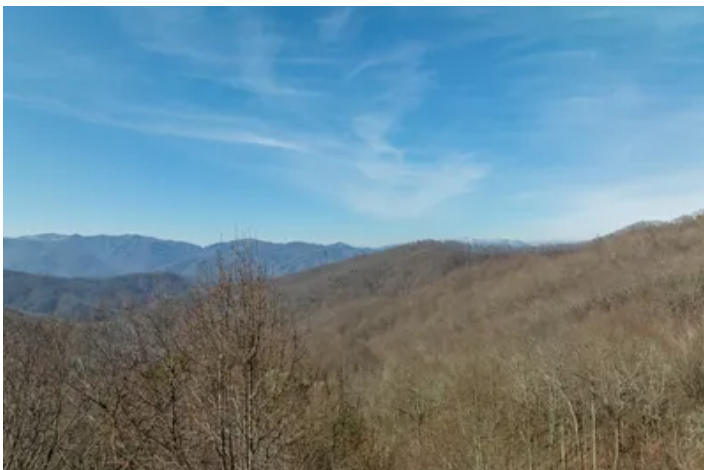


5.3+/- Acre Lot in Swain County!
Lot 64 - Grizzly Ridge
Bryson City, NC 28713

\$40,000
5.390± Acres
Swain County



5.3+/- Acre Lot in Swain County!
Bryson City, NC / Swain County

SUMMARY

Address

Lot 64 - Grizzly Ridge

City, State Zip

Bryson City, NC 28713

County

Swain County

Type

Lot

Latitude / Longitude

35.32773 / -83.446891

Acreage

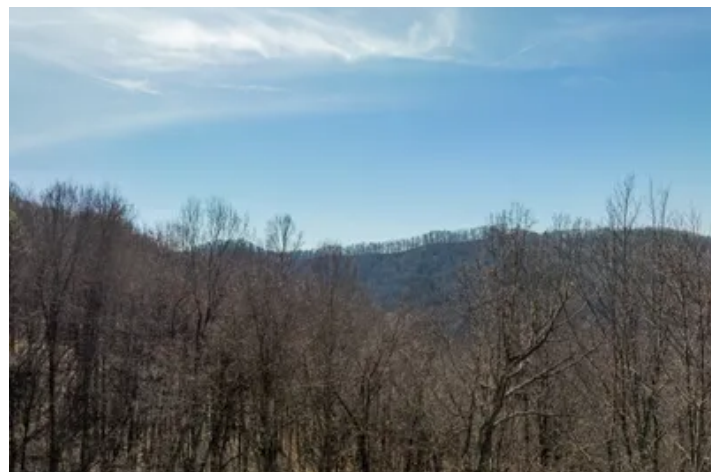
5.390

Price

\$40,000

Property Website

<https://www.mossyoakproperties.com/property/5-3-acre-lot-in-swain-county-swain-north-carolina/76507/>



5.3+/- Acre Lot in Swain County! Bryson City, NC / Swain County

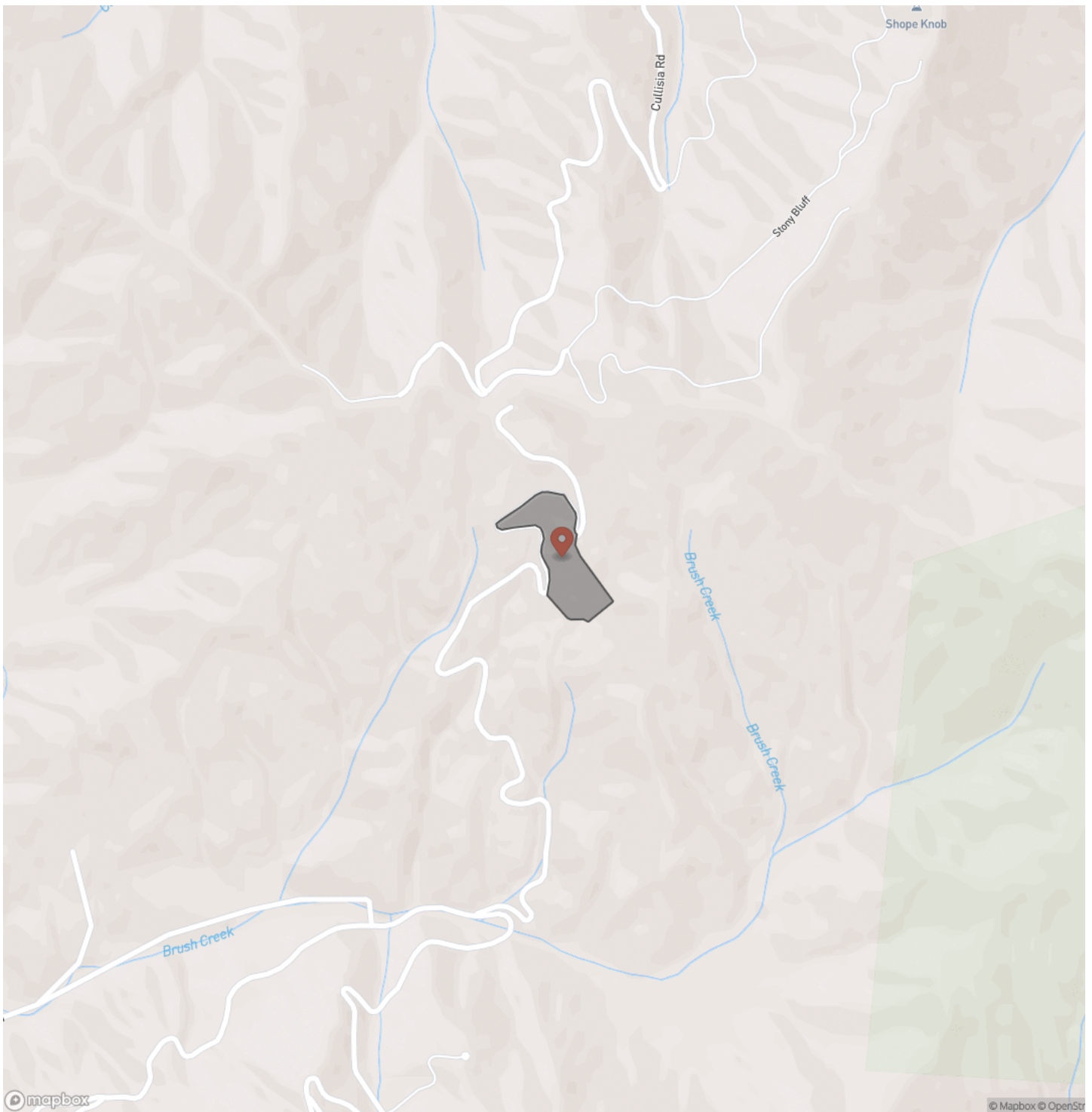
PROPERTY DESCRIPTION

5.39+/- Acre lot in the Brush Creek Community! Discover the perfect blend of privacy and convenience with this beautiful property, just 15 minutes from downtown Bryson City! Nestled in a serene mountain community with paved roads, this property offers breathtaking views and a ready-to-build house site, making it an ideal location for your dream home or getaway retreat. Enjoy the best of both worlds —peaceful mountain living with easy access to dining, shopping, outdoor adventures, and all that Bryson City has to offer. Don't miss this opportunity to own a slice of the Smoky Mountains! Call Jeff Norwood today at [828-788-1313](tel:828-788-1313) to schedule a showing!

5.3+/- Acre Lot in Swain County!
Bryson City, NC / Swain County

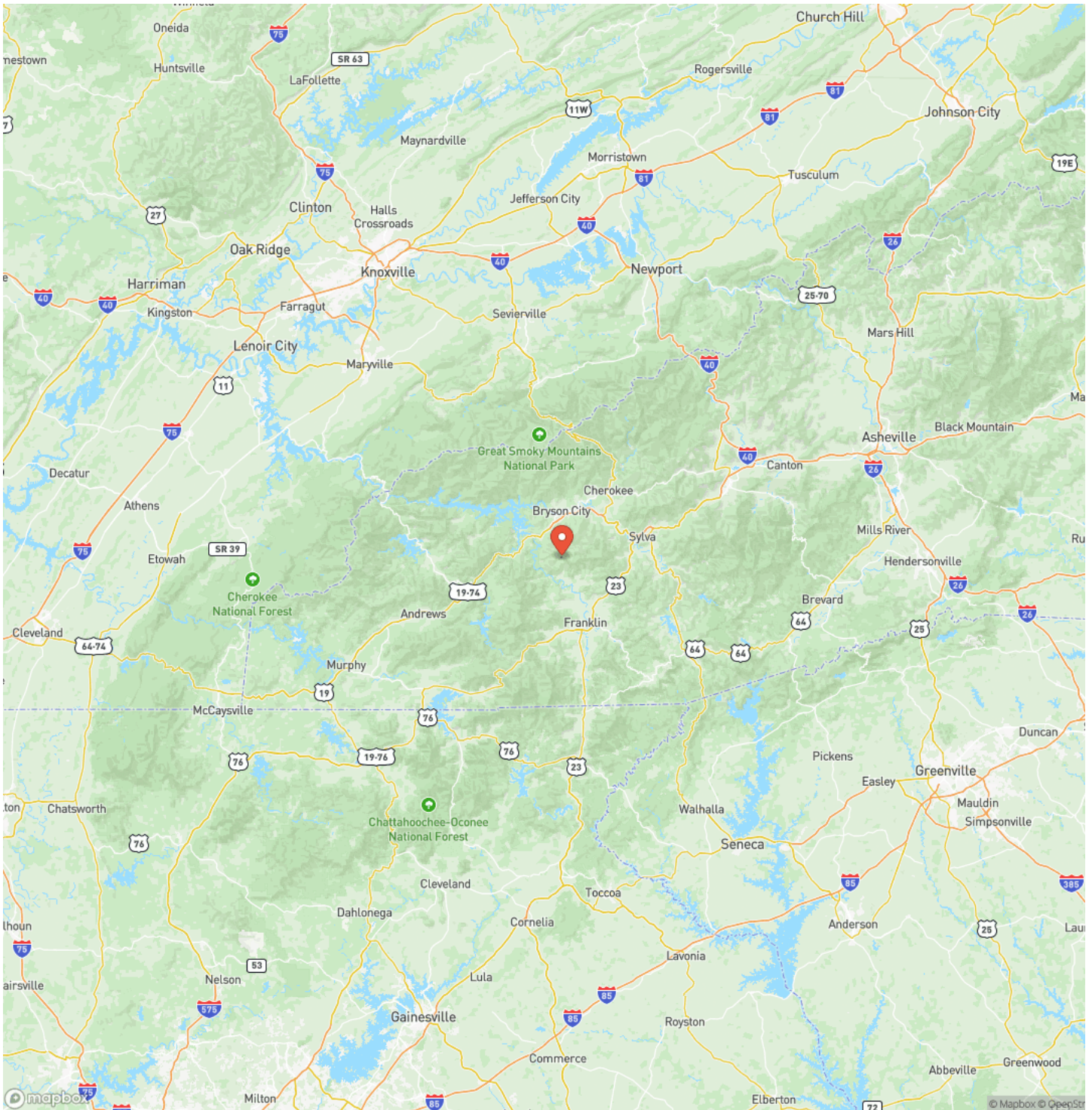


Locator Map



Bryson City, NC / Swain County

Locator Map



MORE INFO ONLINE:

MossyOakProperties.com

5.3+/- Acre Lot in Swain County!
Bryson City, NC / Swain County

Satellite Map



5.3+/- Acre Lot in Swain County! Bryson City, NC / Swain County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jeff Norwood

Mobile

(828) 788-1313

Email

jnorwood@mossyoakproperties.com

Address

City / State / Zip

NOTES

[illegible]

This image shows a single 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.



MossyOakProperties.com

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.

Mossy Oak Properties Carolina Timber and Realty

560 W Main Street
Sylva, NC 28779
(828) 477-4248
MossyOakProperties.com

