



294

NEEDLEPINE LANE

294 Needlepine Lane

SAPPHIRE

This is a rare opportunity to purchase a short sale property, which is priced well below tax value! Situated on a level lot, this unique home with golf course frontage has an attached two-car garage. Its exceptional location in the gated Country Club Estates area is near the end of a cul-de-sac free from road noise, and is just a short walk or golf cart ride to the Sapphire Valley Resort amenities, including Red Bird Golf Links and several fine restaurants.

The living area is spacious with wood floors, lots of windows, and a gas fireplace. The updated kitchen is open to the living and dining areas, with several ways to access the adjoining sunroom. The master suite provides ultimate privacy, featuring a large master bath with two walk-in closets, a gas stove, and an adjacent bonus room that would be perfect as a private sitting area, office, art studio, or exercise room. Relax in the lovely sunroom by





the gas stove on cool evenings.

The front and backyard offer a gazebo, swings, and an open deck for grilling and entertaining. This is the ideal home for pet owners, with existing built-in doggy doors so pets can come as they please into the fenced backyard area. Additional features include a new HVAC system and new carpeting throughout.

Ownership comes with Sapphire Valley Resort amenities, including indoor/outdoor pools, golf, tennis, fitness center, rec center, community center, trails/playground, Horsepasture River, picnic areas, walking trails, carpet golf, skiing, a zip line, and deeded access to Lake Fairfield, where owners enjoy the beach area, covered pavilion, the three-mile trail around the lake and the boathouse where you can rent canoes and paddle boats. The home is also within walking distance to The Country Club of Sapphire Valley as well, but membership is by invitation only. Bring an offer today, and make this home your own!



For more information, visit

NCLIVING.COM

CASHIERS: 828.743.1999

HIGHLANDS: 828.526.2999



3 BEDROOMS

2 BATHS

0.31 LOT SIZE

2001 YEAR BUILT

Country Club Estates
COMMUNITY

Sapphire TOWN



Silver Creek
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