



 VIRTUAL TOUR

## 23 PATRIOTS DRIVE

Mountain Home with Stunning Views



**MOSAIC**  
COMMUNITY LIFESTYLE REALTY

4 Bedrooms, 3 Bathrooms  
2,466 SF • 1.96 Acre Lot  
MLS #3631054



## INFO

23 Patriots Drive, Asheville, NC 28805

4 Bedrooms, 3 Bathrooms

2,466 HLA SF, 1,578 Unfinished SF

1.96 acres

MLS #3631054

## FEATURES

- Well-maintained, traditional home with basement located just 3 miles from the VA Hospital and 12 minutes to downtown Asheville
- Less than 10 minute drive to Ingles Market, Copper Crown, The Social and Filo/Post 70
- Welcoming entry with coat closets
- Living room features high ceilings, oversized windows, a wood burning fireplace and a book nook
- Large dining room with custom lighting
- Updated kitchen has leathered granite countertops, cabinetry with soft close drawers and stainless steel Frigidaire appliances
- Curly maple shelves in kitchen (to be installed by 7/27/20)
- All bedrooms have new ceiling fan/lights and great natural light
- Office/den off kitchen
- Updated bathrooms have new quartz countertops and tile floors; front bath has shower/tub combo and back bath has tiled walk-in shower
- Laundry/mud room off garage



Fall Views

- Spacious basement bedroom would make a great family or rec room
- Basement has additional 1,578 square feet of heated, well-lit workshop space with an exterior door.
- Walkout basement could be easily finished to add extra HLA
- New laminate wood floors and recessed lighting throughout house
- New carpet on stairs
- New glass doors on front and side of house
- New paint throughout the interior and exterior of house
- Paved driveway leads to two-car garage
- 186 sq. ft. of covered porch and additional 125 sq. ft. of deck space
- Fenced-in yard perfect for kids and pets
- Old road bed at bottom of property



Welcoming Entry



Coat Closets in Hallway



Unique Details Throughout



Woods at the Windows; Fire at Your Feet



High Ceilings and Oversized Windows



Book Nook in Living Room



Large Dining Room



Dining Room with Custom Lighting

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Lovely, Functional Kitchen



Light, Bright Kitchen



Long-Range Views Across the Valley



Leathered Granite Countertop • Tile Backsplash



Sunny Eat-In Kitchen



Sunny Breakfast Nook



Central Kitchen



Laundry Mud Room off Garage



Office Den off Kitchen and Laundry Room



Perfect Spot for an Office



Front Bedroom Has Long-Range Views



Front Bathroom Has Quartz Countertops, Tile Floor.



Nicely Sized Bedrooms



Laminate Wood Floors in Bedrooms



Bedrooms Have Ceiling Fans and Natural Light



Large Closet In Back Bedroom



Back Bath Has New Vanity and Tile Shower

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Basement Bedroom or Family Room



Downstairs Bathroom



Basement on Slab • Exterior Door • Lots of Light



Heated Basement Can Be Easily Finished



Paved Driveway • Two-Car Garage



Fresh Exterior Paint



Great Covered Porch



Fenced-In Yard



Lovely Gardens



**MOSAIC**  
COMMUNITY LIFESTYLE REALTY

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Remodeled mountain home with stunning views on almost two acres of level and gently sloping land conveniently located close to town. This spacious home has many unique details such as built-in glass display shelves, arches and custom lighting. The living room features high ceilings, oversized windows, a wood burning fireplace and a book nook. Kitchen has all new Whirlpool stainless steel appliances, leathered granite countertops, curly maple shelves, plenty of storage with soft close cabinets and a breakfast nook with bay windows. Dining room fits a large table. Updated bathrooms. Other updates include new ceiling fans/lights in bedrooms, laminate wood floors, carpet on the stairs, interior and exterior paint, fixtures and exterior doors. Large partially finished basement could easily be completely finished. A fenced-in yard, mature blueberry bushes and plenty of room to roam make this an ideal property for those who want to live in the country and near town. Reynolds school district.



For more information, please contact:

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#### DIRECTIONS

Take Tunnel Road. Turn left on Riceville Road at VA hospital. Turn left on Independence Road, and then take the first right onto Patriot. 23 will be on your right hand side.