



## 117 POPLAR GREEN WAY

Modern Home in the Lovely Pocket Neighborhood of Poplar Green



**MOSAIC**  
COMMUNITY LIFESTYLE REALTY

3 Bedrooms, 2.5 Bathrooms  
2,188 SF • 0.74 Acre  
MLS #4122815

## INFO

117 Poplar Green Way  
Asheville, NC 28806  
3 Bedrooms, 2.5 Bathrooms  
2,188 SF • 0.74 Acre  
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## FEATURES

- Modern and sophisticated home in a lovely and private pocket neighborhood just north of Asheville
- Spacious lots and a blend of architectural styles highlight this unique enclave's appeal
- Nestled close to Woodfin and downtown Asheville and convenient to so much that Western NC has to offer; ideal one-level living
- Large, rolling front yard gets great sun, and versatile space behind the home for gathering — perfect for furry friends
- Open floor plan and oversized windows blend the outdoors with the indoors, just in time for the blooming mountain spring time
- Radiant heat flooring through the home + ductless mini-split heating and cooling
- Covered front patio for relaxing with friends and family
- Eight-foot front door opens to inviting entry with large coat closet
- Bright living room with space for entertaining — glass sliding door connects to the front patio
- Chef's kitchen features honed granite countertops, stainless steel appliances, textured-tile backsplash, soft-close cabinets and drawers, floating display shelves, and a five-burner gas range



Large-Stone Pavers Highlight Intelligent Landscape Design

- Large island with great undercounter storage, expansive breakfast bar
- Dining area off of kitchen has space for a large table
- Hallway connects three bedrooms including the spacious primary suite with a huge walk-in closet, a second closet, and a bathroom with granite-topped double vanity and a tiled, zero-entry shower with glass sliding doors
- Bedrooms all have ample closet space
- Second full bathroom with granite-topped vanity, tiled zero-entry shower
- Powder room, laundry nook with storage cabinets and utility sink, and extra storage closet on main level
- Oversized, two-car garage with space for extra storage and plumbed for electric vehicle hookup



Inviting Foyer with Coat Closet



Spacious Living Room with Heated Concrete Floors



Lovely Space to Gather with Friends and Family



Seamless Transition Creates Great Flow



Oversized Windows Flood the Home with Natural Light



Dining Area with Space for Large Table



Expansive Island Connects Kitchen and Living Area



Kitchen Features Honed Granite and Stainless Steel



Large Breakfast Bar, Modern Fixtures, Floating Shelves



Vented Five-Burner Gas Range



Quality Craftsmanship



Laundry Nook with Cabinet Storage and a Utility Sink



Primary Suite Gets Great Sun



Primary Bedroom Features an Ensuite Full Bathroom ...



... with a Granite-Topped Double Vanity ...



... a Tiled, Zero-Entry Shower ...



... and a Huge Walk-in Closet

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Second Bedroom with Private View



Ample Closet Space in All Main-Level Bedrooms



Third Bedroom on Main Level



Second Full Bathroom



Powder Room Complements Attention to Detail



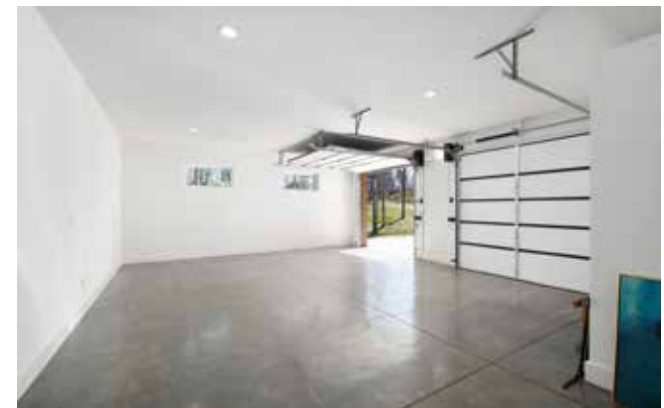
Covered Patio Beckons Meaningful Conversations



Clean Lines and Thoughtful Design



Attractive and Durable Siding



Oversized Two-Car Garage Plumbed for EV Charging



Stunning Curb Appeal and Plenty of Parking, Including the Attached Two-Car Garage

Modern and sophisticated home in a private pocket neighborhood with spacious lots and a blend of stunning architectural styles. Nestled close to Woodfin and downtown Asheville, this home boasts ideal one-level living with no-step entry. The expansive, covered front patio, open floor plan, and oversized windows blend inside and outside for healthy living — and provide a front-row seat to the blooming springtime mountains and a thoughtfully landscaped yard that requires minimal maintenance. Entertain friends and family from the chef's kitchen, bright living room, and spacious dining area. Hallway connects three bedrooms and includes the luxurious primary suite with two large closets and a well-appointed full bathroom. Second full bathroom with tiled, zero-entry shower, and granite-topped vanity. Powder room, laundry nook, and extra storage closets on the main level. Oversized two-car garage with extra storage space is plumbed for EV charging station.



For more information, please contact:

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#### DIRECTIONS

FROM DOWNTOWN ASHEVILLE: Follow Broadway Street to Riverside Drive. Follow Riverside Drive 2.2 miles, then turn left onto Old Leicester Highway and follow 1.8 miles, then turn left onto Poplar Green Way. Sign in the yard.