

# Land - Dandridge, TN



## 0 Killion Road, Dandridge, TN, 37725

Offered at \$599,900

**DEVELOPMENT PROPERTY:** Approximately 32 acres of R-3 high density, residentially zoned land with ALL utilities. City water and sewer, natural gas and high-speed internet are all onsite or roadside. There are two deeded entrances to the property. One entrance off of Killion Drive and one entrance off Delores Drive. In the past the City of Dandridge did approve a housing plan for apartments with 152 units in the design. The SWPPP (Storm Water Pollution Prevention Plan) is in place and is paid for. This property attaches to the development named Franklin Ridge and also has Interstate 40 as one of its boundaries. There is a billboard onsite that transfers with the sale. Very high visibility from the interstate. Approx 70,000 cars per day travel past this property. The property is located near the Interstate 40, 417 Off Ramp in Dandridge. Centrally located in Jefferson County the property is just minutes away from Douglas Lake and Cherokee Lake. In just minutes to can be to ALL area attractions like Bass Pro, Dollywood, Splash country, Pigeon Forge and Gatlinburg Tennessee and the Gateway to the Great Smoky Mountains. This is an excellent retirement area.

0 Bedrooms

0 Bathrooms

Unknown sqft sqft

32.5 acre (lot size)

Built: Unknown year



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