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October 2022

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Publisher
Bristol Herald Courier
410 Bob Morrison Blvd
Bristol, VA 24201
HeraldCourier.com
AtHome@bristolnews.com

Editorial Content
David McGee

Layout/Design
Mike Wilson

Advertising/Sales
Amanda Shell
ashell@bristolnews.com
Kelly Goin
kgoin@bristolnews.com
Kim Kelley
kkelley@bristolnews.com

Meloney Howell
mhowell@bristolnews.com
Lora McCoy
lmccoy@bristolnews.com
Trey Fowler
tfowler@bristolnews.com





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Andy Puckett
SVP/Mortgage Division Manager
423-793-8136
apuckett@firstbank.com
NMLS #798346



Chad Pennington
VP/Mortgage Division
423-793-8135
cpennington@firstbank.com
NMLS #539349



Jim Sells
SVP/Mortgage Banker
276-546-8544
jsells@firstbank.com
NMLS # 491093

Kingsport



Sharon McFarland
VP / Mortgage Banker
423-230-1900
smcfarland@firstbank.com
NMLS #177465

Johnson City



Tanya Collins
Mortgage Banker
423-723-3432
tcollins@firstbank.com
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\$603,000



LOT 8 & 9 WATAUGA ROAD, ABINGDON, VA

47.95 acres with a great view. This is a great grazing farm, mini farm, and great development opportunity. The farm is located within minutes of 81 Exit 19, and a short distance to Damascus.

\$399,900



255 GLENROCHIE DRIVE, ABINGDON, VA

Three bedrooms, two bath brick ranch on a nice level lot. Other features include dining room, full basement, two car attached carport with paved driveway

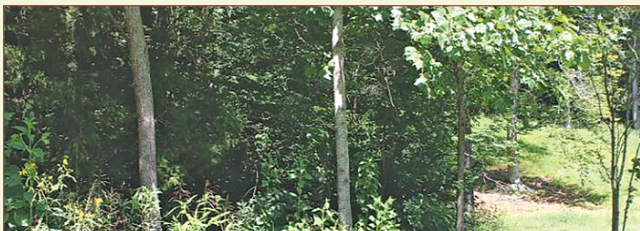
\$239,900



PEACEFUL VALLEY ROAD, BRISTOL, VA

Two tracts containing 8.9 acres of land, good building site. Land is convenient to Exit 7 of Interstate 81.

\$103,000



TRACT 22 CAPRI AVENUE, ABINGDON, VA

3.64 acres of wooded land near South Holston Lake. Tract needs a lot of clearing for home site.

\$89,500



LOT 28 SNAFFLE BIT ROAD, BRISTOL, VA

Great one and a half acre level lot to build your new house on. Lot is located near Exit 7 where you can shop, get on the Interstate, go to a movie, and enjoy a meal. Lots have been perked when subdivision was built.

\$69,000



STEINMAN ROAD, ABINGDON, VA

3.77 acres zoned R2. Great lots for single family, two family, and multifamily dwelling.

\$65,000



TRACT 4 WYNDALE ROAD, BRISTOL, VA

Two tracts containing 4.2 acres of open land with a small stream on back of property.

\$29,500



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19388 REPASS ROAD, ABINGDON, VA

41.3 acres of land w/4 houses, one being the one described above. Second house is a 2 BR, 1 bath cottage w/LR, kitchen, enclosed back porch, and a full unfn. Walk out basement, containing 1064 sq. ft. built in 1950. Third house is a 2 year old brick house containing 1418 sq. ft. divided into 3 BR, 2 full baths, LR, and eat in kitchen with carport, covered front porch, and large open deck. The fourth house will be a 2 BR brick ranch containing 1320 sq. ft. divided into 2 BR, 2 baths, LR, kitchen, full walk out basement, and will be completed in 2022+. There is a detach garage containing 960 sq. ft., 1 equipment shop containing 3200 sq. ft., 40'x60', there is three bay garage attached to a 2 bay garage. The land is mostly open grazing land or hay fields. Land joins the Washington County Fairgrounds.

\$3,000,000



19526 REPASS ROAD, ABINGDON, VA

Brick ranch on 41 acres. Property is fenced for cattle. Property has a large workshop, and barn. Property is well located and is only a short distance to Interstate.

\$1,050,000



21001 Grindstone Branch Rd Bristol, VA

Two bedrooms, one bath Ranch style cottage with living room on 2.03 acres. Private setting. Located near shopping and recreation.

\$99,500



TRACT 1 & 2 FLEENORS MEMORIAL ROAD, BRISTOL, VA

87.597 wooded acres of good hunting land with some good timber. Roads on property have some trees across them, so be careful if you drive on them. Small pond on property. Property is approximately thirty minutes from Interstate 81 Abingdon & Bristol.

\$129,000



**PORTERFIELD HIGHWAY
ABINGDON, VA**

Great business location for retail business or office space. Property has a four bay garage and great visibility from Route 19. Owner/Agent.

\$125,000



**PINEHURST COURT
ABINGDON, VA**

One of the few lots left in Winterham Subdivision. Close to Creeper Trail and the Glenrochie Golf Course. Public water and sewer available in a restricted subdivision in the Town of Abingdon, Va.

\$79,900



**LOT 41 SNAFFLE BIT ROAD
BRISTOL, VA**

Great one acre level lot to build your new house on. Lot is located near Exit 7 where you can shop, get on the Interstate, go to a movie, and enjoy a meal.

\$58,000



**LOT #8 HENDRICKS DRIVE
ABINGDON, VA**

Restricted building lot. \$100.00 per year association fee. Great building lot with view. Convenient to Abingdon. Owner/Agent.

\$40,000



**HALTER TRAIL
ABINGDON, VA**

Good building lot with restrictions. Lot is convenient to shopping, schools, and Interstate 81. HOA is \$100.00 and covers sewer pump station and road maintenance.

\$29,500



**LOT 10 HALTER TRAIL
ABINGDON, VA**

Restricted building lot with water and sewer. Owner/Agent.

\$29,000



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OLD JONESBORO ROAD, ABINGDON, VA

Two residential building lots containing 3.95 acres with old barn. Lots are convenient to Exit 13 of Interstate 81. Owner/Agent.

\$150,000



TRACT 14 MOCK KNOB ROAD, BRISTOL, VA

Great wooded tract near the Virginian Golf Club. Good building sites in woods or clear area and have great views of mountains. Land could be divided. Owner/Agent.

\$89,900



WINDSOR LANE, ABINGDON, VA

Good restricted building lot near Interstate 81 and Abingdon with water and sewer. Owner/Agent.

\$55,000



LOT #1 JOMEAN DRIVE, ABINGDON, VA

Beautiful Acres Subdivision. Restricted building lots. Owner/Agent.

\$52,500



**LOT #4 JOMEAN DRIVE
ABINGDON, VA**

Beautiful Acres Subdivision. Restricted building lot. Owner/Agent.

\$43,500



**TRACT 32 SNAFFLE BIT LAND
BRISTOL, VA**

Great restricted building lot with view. Owner/Agent.

\$39,500



**ALANTIS LAND
ABINGDON, VA**

11 acres of great recreation property near the lake all wooded. Owner/Agent.

\$29,900



**LOT 23 CHASE LANE
ABINGDON, VA**

Good building lot with restrictions. Lot is convenient to shopping, schools, and Interstate 81.

\$29,500



**LOT 36 LARIAT
ABINGDON, VA**

Good building lot with restrictions. Lot is convenient to schools, shopping and Interstate 81.

\$29,500



**LOT 15 HALTER TRAIL
ABINGDON, VA**

Good building lot with restrictions. Lot is convenient to shopping, schools, and Interstate 81.

\$29,500





Mitchell House Restoration- *A Labor of Love*

By David McGee

A handful of craftsmen took advantage of Tuesday's sunny, pleasant weather to continue restoring one of the Twin City's most historically significant homes.

There is no shortage of projects — painting the extensive trim work, preserving the front and side porches, doors and more of the former Mitchell House, previously known as the King

House, in Bristol, Virginia's Solar Hill Historic District.

Erected in 1817 from handmade bricks, the original two-story structure at the center was the home of the Rev. James King, an integral figure in the creation of the Twin City and the founder of what is now King University.

President Andrew Jackson was said to be a regular visitor at the King House, which later served as

“I’m thrilled we got the opportunity to work on this house. We’ve admired it ever since we lived on Solar Hill”

a waypoint for stagecoaches, a post office, as Mountain View High School — which later became Sullins College — and later a private home. The Mitchell family — of Mitchell-Powers Hardware — owned it, and Margaret Mitchell lived there for 99 of her 102 years.

It is the oldest structure in the city and listed on the National Register of Historic Places. The house was given to the college by the Mitchell family.

Following consultation with a preservation expert and the wishes of the Mitchell estate, the house has been transferred to Daniel and Monica Shew, according to a written statement.

“Caring for any historic property is a formidable responsibility,” said Jim Donahue, chief operating officer and chief financial officer for King University. “Since 2004, we’ve worked to maintain the house, expending considerable resources to prevent further deterioration. We’re very pleased that it is now in

the stewardship of individuals who possess the skill and ability to not only preserve the home but restore it to its full beauty and function.”

The couple says this is a labor of love.

“I’m thrilled we got the opportunity to work on this house. We’ve admired it ever since we lived on Solar Hill and just [wanted] to be able to do something with it, and we’re planning to live here,” Monica Shew said Tuesday while standing beneath one of the property’s ample shade trees.

The center of the house is the original structure from 1817, and the grand front expanse was added in 1896.

“The woodwork outside is in remarkable condition, so [it needs] a light scraping and painting. When it needs painted again, we’ll strip everything off,” Daniel Shew said.

They preserved the front and side porches of granite, and the front doors were recently finished.

“The front doors — with 120

“*Monica and I have a philosophy,” Daniel Shew said. “When we die, we want any property we own to last another 50 years without a lot of maintenance. If there is a lot of maintenance, it gets bulldozed.*”

”





KING/LANCASTER/MCCOY/MITCHELL HOUSE

This house was built as the grand seat of Rev. James King's vast plantation, first known as Sapling Grove and later Mountain View. Two rooms of the original house built in 1816-17 remain in the present structure. The King family lived here from 1817-53. Andrew Jackson frequented the house and was escorted to Washington for his inauguration by William King. The Sapling Grove post office operated here from 1839-53. The house was a stopping point for stagecoaches from 1839-56. Mountain View High School (later Sullins College) began here in 1869. Changes to the house were made by John J. Lancaster in 1881, H.E. McCoy in 1892 and Joseph D. Mitchell in 1903. Margaret Mitchell, who was born here in 1901 and lived here for 99 of her 102 years, left the house to King College of Bristol, TN.

years of wear and tear — had a lot of issues. We had them rebuilt to exact specifications. We used original panels and glass and the original doorknobs. We couldn't save the hinges," Daniel Shew said.

He is a real estate agent from Glade Spring, and Monica Shew is from Grayson County, but they have adopted Bristol and own several houses here, including two more on Solar Hill.

"I have always been passionate about old houses and old objects. Tangible objects are a link to the past," Daniel Shew said. "In the age of small ranch houses, we don't want this to be gone, so we're taking on the responsibility to keep it up and save our history."

Many of the artisans working on the house — from the mason and woodworkers to the stone supplier — are Solar Hill neighbors.

"The architecture is kind of a lost

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art; you just don't see it. Homes like this are an outward expression of your personality and we just like preserving that," she said.

Restoration activities are expected to continue throughout the fall and winter, with work gradually transitioning to the interior of the home.

The roof and plumbing were recently upgraded, and inside, the wooden floors and plaster walls remain in good condition, Daniel Shew said. Replacing the electrical working will be a priority.

"Monica and I have a philosophy," Daniel Shew said. "When we die, we want any property we own to last another 50 years without a lot of maintenance. If there is a lot of maintenance, it gets bulldozed."

They hope to move in by the end of next year. ▼

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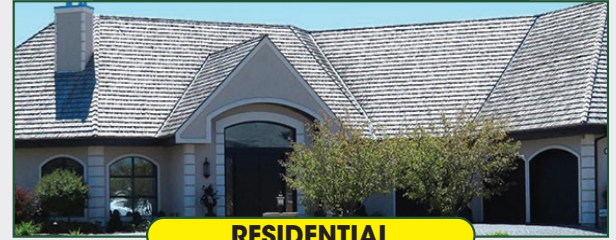
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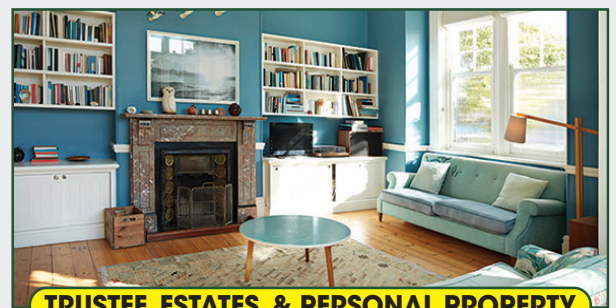
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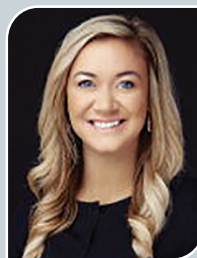
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REALTOR®
Licensed in TN/VA
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Sidney Bayne
REALTOR®
Licensed in TN/VA
727-560-2792



Bette Bibee
REALTOR®
Licensed in TN/VA
423-360-8841



Hannah Bibee
REALTOR®
Licensed in TN/VA
423-360-5455



Brook Blevins
REALTOR®
Licensed in VA
276-698-8103



Amy Booher
Broker/
REALTOR®
Licensed in TN/VA
423-967-4224



Liza Conway
REALTOR®
Licensed in TN
423-534-9755



Henry Denton
REALTOR®
Licensed in TN
423-361-9395



Julie Estes
REALTOR®
Licensed in VA
423-416-0002



Melissa Hall
REALTOR®
Licensed in TN/VA
423-505-1793



Phyllis Harrison
REALTOR®
Licensed in TN/VA
423-383-3296



Mary Herrera
REALTOR®
Licensed in TN
276-591-9458



Marie Hodge
Broker/
REALTOR®
Licensed in TN/VA
423-335-3963



Vivian Horn
Realtor
Licensed in TN/VA
423-341-6724



Dustin Hughes
REALTOR®
Licensed in VA
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Gary Hughes
REALTOR®
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Sandra Loving
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Lisa Lundberg
REALTOR®
Licensed in TN/VA
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Alison McCabe
REALTOR®
Licensed in TN/VA
276-356-4471



Andrea McGlamery
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Licensed in TN/VA
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Debbie Miller
REALTOR®
Licensed in TN/VA
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Home that increase home value



Improvements



Before remodeling, determine which projects will provide the greatest return on investment.

When granite countertops or shiny, stainless steel appliances beckon homeowners from the display areas of home improvement stores, it's tempting to gear remodeling thoughts toward the items that will add flair and decorative appeal to a home. Even though most improvements add some measure of value, deciding which are the best investments can be difficult.

Return on investment, often referred to as "ROI," varies depending on the project. Frequently, the projects that seem like the best investments don't bring the greatest rate of return, while those that seem like smaller projects bring substantial returns. Real estate professionals routinely weigh in with their expert advice, and homeowners can couple that advice with Remodeling magazine's annual "Cost vs. Value Index" to reap the greatest financial impact from their renovations.

The following were some of the projects that garnered the greatest ROI in 2015.

- **Open the door to improvement.** Region by region across the United States, installation of a new steel door on the front of a home can have a large impact on the resale value of a property. The ROI ranges from 123 percent at the highest, to 86 percent at the lowest — which is still a considerable investment return for such a simple project. Match the door's style with the style of the house for the best value.

- **Turn up the kitchen heat.** An attractive kitchen can encourage buyers to overlook some of a home's less attractive components. In the kitchen, replacement

countertops, wall color changes, new cabinetry and flooring offer the biggest ROI.

- **Dreaming of a new bedroom.** Remodeling magazine also points to creating an attic bedroom to increase home value. The ROI of an attic remodel that adheres to code can garner an 83 percent ROI.

- **Home maintenance projects.** There's little good to improving the aesthetic appeal and functionality of a home if there are existing structural or maintenance issues, warn experts. Siding replacement, HVAC system repair or replacement, a new roof, and basement dampness prevention solutions can be smarter investments before other flashy remodels. Many buyers have a strict budget for a house, and those buyers may be more likely to buy a house with little or no maintenance issues. Such buyers will then upgrade the kitchen or baths themselves, according to Harvard's Joint Center for Housing Studies.

- **Worthy window replacement.** Angie's List, a home services review and referral resource, has found that the average ROI of new windows is 77 percent. The cost of installation and energy savings tend to offset at around the 10-year point.

If remodeling is on the horizon, homeowners should give strong consideration to ROI before choosing a project. ▼





John Mahaffey
Owner/Broker



Jason Harris
451-6050
jharris1117@gmail.com



Dave Merritt
608-4025
jdm2001usa@hotmail.com



Sue Ann Morris
356-4878
sueannmoris@comcast.net



Jennifer Rector
356-2818
jennifer.h.ector@hotmail.com



Roger Cole
623-0254
Lrcoleii@icloud.com



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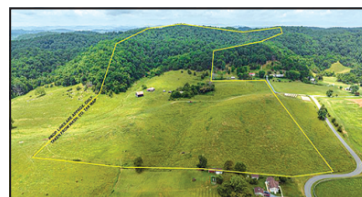
107 HILLSIDE DR - Exceptional custom designed and custom built contemporary style home, nestled on a 1.5 acre lot within walking distance to downtown Abingdon. Situated at the end of a cut-de-sac with a two car attached carport in a quiet setting. This four bedroom, four and a half bath home boasts a 16 x 32 in-ground swimming pool for your enjoyment. Large rooms, many with vaulted ceilings, natural light, lots of windows and a view of Whitetop Mountain. It even has his-and-her full bathrooms in the primary suite! You must view this home to take in all it has to offer. MLS#84040



NEW LISTING

\$495,000

171 VALLEY ST - One of Abingdon's fine older homes on Valley Street. Beautifully maintained wood floors. Home was once a duplex with kitchen on second floor and private rear entrance. Has been used as a single family residence for several years. Detached building in the back is good storage or would make a great work shop. Updated kitchen and baths. Two gas furnaces with electric air. Joins alley in the rear for easy ingress and egress. There are three fireplaces, two with gas logs. MLS#84234



\$459,900

TBD NEAL RD - Beautiful farmland minutes from downtown Abingdon and South Holston Lake. Perfect place to build your dream home or continue use as a working farm. Approximately 64 acres of rolling hills, fenced for livestock, two barns on the property, and one of a kind views. Situated on a dead end road for privacy. Call today! MLS#83119



\$475,000

TBD OLD SOUTH WAY - This unique and beautiful 44 acre property lies at the new Virginia Creeper Trailhead on Watauga Rd. between Abingdon and Damascus. It has an ideal building site with 17 acres of bottom land and 27 acres of private timber and game preserve along the northern face of the river knobs. Abingdon is only a 4 mile walk or bicycle ride on the Creeper Trail. The hiking is great from this property through the Great Knobs via the trail. There is a large barn and a spring fed creek that rises in the knobs and runs along the length of the farm into a pond at the other end that provides ample water for plants or animals. Don't miss out on this great location! MLS#83065



\$425,000

18390 OLD JONESBORO RD - Contemporary home with 10.68 acres on popular Old Jonesboro Rd is now ready for your final touches. Property has been under renovation and had 4 bedrooms and 2 1/2 baths. House has new roof, new siding where needed and most of the windows and some doors have been replaced. Property is zoned R-2 with possibility of further development. The land is gently rolling and wooded with long road frontage. Please view pictures to see the stages of renovation. MLS#83661



\$275,000

TBA WOLF CREEK TRAIL - Excellent tract of land in good location. Lot is 4.27 acres and zone R-3. Land is ready to build and should support at least 35 apartment units. Apartments are on one side and retirement facility on the other. Public water and sewer are available. MLS#82584



UNDER CONTRACT

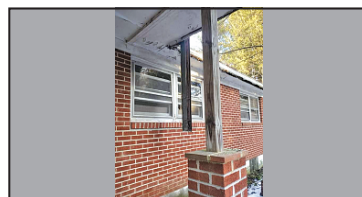
\$169,500

20066 BRUMLEY GAP RD - There is a combination lock box on the wrought iron column, call listing office or listing agent for code. Subject to errors and/or admissions. Buyers or buyers agent to verify all information. Property is being sold as is/where is without any warranties or guaranties. The road is a shared private road with no road maintenance agreement in place. The spring is on adjacent property, shared but water rights are in place. MLS#83508



\$45,000

TBD LANDRIDGE - Are you ready to build your dream home! One of a kind residential lot in the desirable Landridge subdivision, located within minutes of downtown Abingdon and easy access to the interstate and the Virginia Creeper Trail. Property lays well and is in an established neighborhood. Public water and sewer available. Good BUY! Owner/Agent. MLS#42637



\$61,000

29181 JEB STUART HWY - THIS PROPERTY IS ON THE MARKET TO SATISFY MEDICAID REQUIREMENTS. This Brick ranch is located in the village of Konnarock The house needs extensive renovation and is being sold "as is, where is". Terrain is steep, use CAUTION when walking the property and it is not safe to enter the house. MLS#62035

Create welcoming indoor living areas for cool weather seasons



Plan now to ensure that when fall weather signals the end of “outdoor living,” your indoor space will be a welcoming respite from the hustle and bustle of everyday life. Walk around to inspect furniture, cabinets, use and lack of space, and decor in general.

Would new paint on wood furniture, cabinets, doors or trim be brighter (or more tranquil)? How about a new live edge or other accent table or new legs for an existing table? Do closets need a redo to add storage? Could the home office use shelving? Or maybe space exists for a family game area? The possibilities are endless, and Woodcraft has the tools, materials and supplies you need for successful projects, as well as a wealth of how-to insight and information.

Below are some tools and supplies and how-to tips for assembly and building projects. There’s also some useful tips for coloring or recoloring wood furniture, cabinets and other pieces with stains and paints.

Live Edge Timber Co. Rustic Maple Slabs and Rhombus Slab Legs come predrilled and ready for assembly to create furniture like the coffee table pictured here. Click <https://bit.ly/Rustic-Table-Build> to view the assembly process.

DIY Hairpin Legs in black and raw steel are an easy way to add a modern

look to a tabletop or slab.

Festool’s T18 Cordless Drill Plus Set features a brushless EC-TEC motor and electronic torque setting for precise screw driving and drilling wood or steel. The set includes a belt clip, two 4.0 AH HighPower battery packs, Rapid Charger TCL 6 and Systainer SYS3 M 187.

The Kreg® Pocket-Hole Jig 520Pro makes joinery quick and easy. All you need are a drill/driver and screws. Watch this video <https://bit.ly/Kreg-Jigs>.

For comfortable hand sanding, choose the Preppin’ Weapon Sanding Block Kit. Add power with the cordless SKIL® POWERCORE Brushless 20V Random Orbital Sander that can tackle refinishing wood furniture, cabinetry rehab and more.

To remove paints and other coverings, Blue Bear® Soy Gel™ Paint & Urethane Stripper is a handy helper.

Krud Kutter® Prepaint Cleaner TSP Substitute cleans and deglosses surfaces so paint or stain will adhere better to the surface being covered.

If you are recoloring or finishing for the first time, GENERAL FINISHES® Gel Stains and GENERAL FINISHES Milk Paint are easy to use. Gel Stains come in 15 colors, while Milk Paint is available in 33 colors.

There are many other available

topcoat products.

GENERAL FINISHES® High Performance Water Based Topcoat offers the consumer-friendly characteristics of a polyacrylic blend: it does not yellow with age and cleanup is easy with water. In addition, HP is stabilized with UV absorbers to maximize its performance and afford protection to the stains, paints, and wood beneath.

To apply paint or stain by hand, Redtree Matey™ Brushes are a good choice. Use Synthetic Brushes for water-based coatings and Onyx White China Bristle Brushes for solvent-based coatings.

The GVS Elipse OV/P100 Respirator is NIOSH-approved for paint vapors up to 5,000 parts per million, solvents, and Cyclohexene, as well as offering protection against many other dangerous fumes.

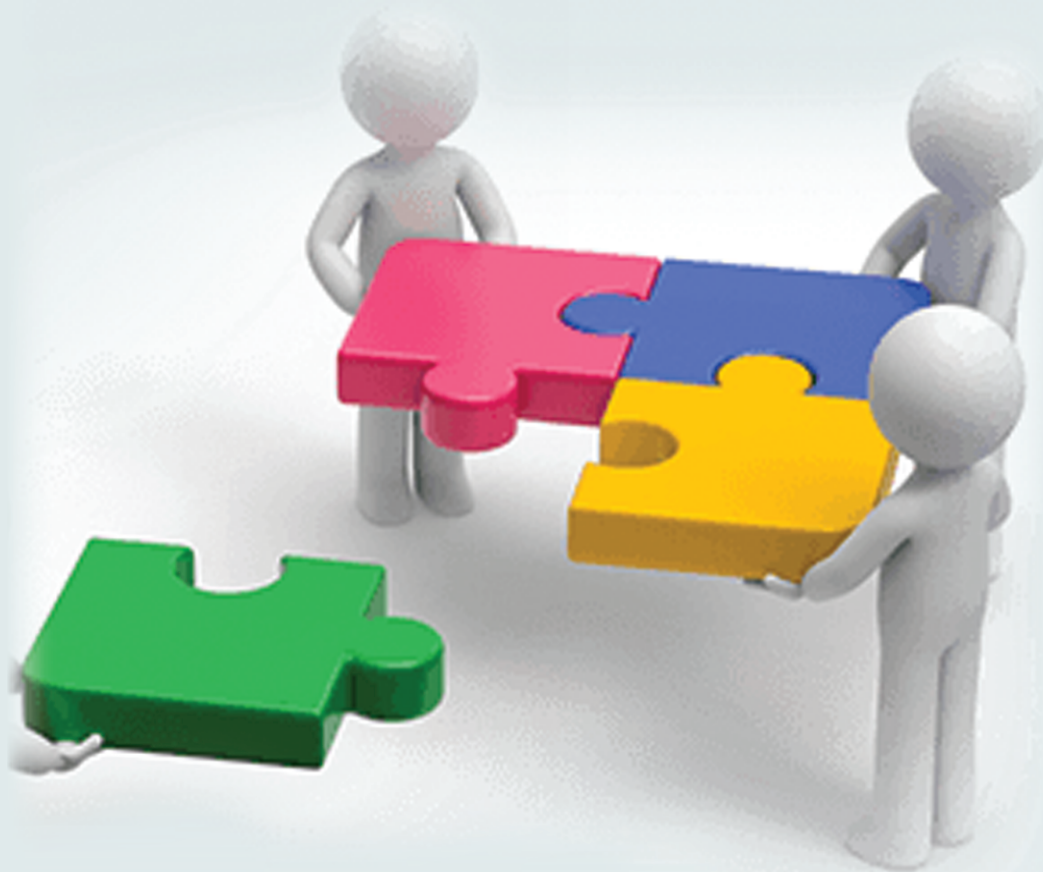
EARLEX® Super Finish Max Sprayer provides the power and adjustability to spray oil- or water-based finishes such as stains, enamels, polyurethane, varnish, latex paint, primers, milk paint, and more.

WAGNER® Spray Shelters, small, medium and large, help reduce overspray.

To learn more about these and other products, visit your local Woodcraft store, call (800) 535-4482 or visit www.woodcraft.com. ▼

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(Haggai 2:8)

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TRUTH #1

INFLATION

What it is and how it
takes money out your
wallet every single day.
Where are we right now
in the US economy.



TRUTH #2

HISTORY OF MONEY

Why fiat money (paper
money) never lasts.
What governments do to
destroy their currency



TRUTH #3

REAL MONEY

Why GOLD and SILVER
are a safe haven as a
currency collapses and
inflation spirals out of
control.

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Market Trends

	Key Metrics	August 2022	August 2021	+ / -	YTD 2022	YTD 2021	+ / -
Bristol, TN 37620	New Listing Count	54	49	10.2%	463	446	3.8%
	Closed Sales Count	56	69	-18.8%	410	405	1.2%
	Median Days	45	39	15%	41	45	-8.9%
	Average Sales Price	\$266,808	\$219,739	21.4%	\$237,373	\$223,437	6.37%
Blountville, TN 37617	New Listing Count	18	20	-33.3%	122	146	-16.4%
	Closed Sales Count	15	16	-6.2%	101	137	-26.3%
	Median Days	37	37	0%	40	44	-9.09%
	Median Sales Price	\$377,500	\$200,450	88.33%	\$280,000	\$210,000	33.33%
Bluff City, TN 37618	New Listing Count	11	23	-52.2%	107	113	-5.3%
	Closed Sales Count	12	9	33.3%	90	87	3.4%
	Median Days	47	39	20.51%	45	48	-6.25%
	Median Sales Price	\$239,500	\$230,000	4.13%	\$275,000	\$211,000	30.33%
Piney Flats, TN 37686	New Listing Count	15	22	31.8%	122	123	-0.8%
	Closed Sales Count	6	27	-77.8%	96	119	-19.3%
	Median Days	54	40	35%	47	48	-2.08%
	Median Sales Price	\$341,500	\$330,000	3.48%	\$380,000	\$299,650	26.81%
Bristol, VA 24201	New Listing Count	33	35	-5.71%	224	231	-3.03%
	Closed Sales Count	21	24	-12.50%	178	195	-8.72%
	Median Days	36	46	-21.74%	40	46	-13.04%
	Median Sales Price	\$155,500	\$178,500	-12.89%	\$158,500	\$149,900	5.74%
Bristol, VA 24202	New Listing Count	19	17	11.76%	103	134	-23.13%
	Closed Sales Count	11	23	-52.17%	83	119	-30.25%
	Median Days	51	53	-3.77%	49	59	-16.95%
	Median Sales Price	\$460,000	\$222,000	107.21%	\$220,000	\$205,000	7.32%
Abingdon, VA 24210, 24211	New Listing Count	16	31	-48.39%	161	177	-9.04%
	Closed Sales Count	16	25	-36.00%	130	139	-6.47%
	Median Days	45	54	-16.67%	51	58	-12.07%
	Median Sales Price	\$318,850	\$275,000	15.95%	\$285,000	\$235,000	21.28%

Data from REALTOR Property Resource® from the National Association of REALTORS®

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Community Key Holder



Jim Sells 276.466.9222 jsells@firstbank.com
Andy Puckett 276.644.9900 apuckett@firstbank.com
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Master Key Members



Russell Herndon
423.662-2019
rherndon@ecu.org



Gwen Pugh
423.573.9750
gwen@evergreentitleandclosing.com



David Mooney
423.779.3001
david.mooney@rjyoung.com

Kennedy & Stuart
Attorneys and Counselors at Law

Randy Kennedy
423.764.7162
randy@kennedystuart.com



Beverly Sharrett
276.644.1270
beverlys@bomva.com



Amanda Shell
276.669.2181
ashell@bristolnews.com



Kathy Fields
423.989.4426
kathy.fields@citizensbank24.com



Robert Campbell
423.610.0903
rob@blinds423.com



Rhenea Gross
423.612.0769
rhenea.gross@truist.com

Premier Key Members

Benchmark Home Loans
Lauren Kitts
678.799.0989
lauren.kitts@benchmark.us

Bentley Home Inspections
Gerald & Denise Jones
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geraldinspector@gmail.com

Bristol Chamber of Commerce
Amy Shuttle
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ashuttle@bristolchamber.org

BTES
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423.968.1526
jbooher@btes.net

Cardinal Financial
Hunter Strayhorn
423.464.4018
hunter.strayhorn@cardinalfinancial.com

Peoples Home Equity
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423.928.5626
megan.jones@peopleshomeequity.com

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rstreet@myccmortgage.com

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am@titletn.com

Angle Square Engineering PLC
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engineering@anglesq.com

Powell Valley National Bank
Mary Beth Baker
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jmckinney@thda.org

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On Point Home Inspections, LLC
Aaron Musgrave
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NEW LISTING

15145 LITTON ROAD
ABINGDON, VA 24210
\$325,000
ANDREW NEESE
276-619-1187



NEW LISTING

19356 SPOON GAP ROAD
ABINGDON, VA 24211
\$294,900
CINDY HORNSBY
276-608-8262



NEW LISTING

6165 HAYTERS GAP ROAD
SALTVILLE, VA 24370
\$274,900
CINDY HORNSBY
276-608-8262



NEW LISTING

218 WINDING WAY
BRISTOL, TN 37620
\$274,000
SHELLEY MARTIN
423-416-0303



UNDER CONTRACT

407 CEDAR GROVE ROAD
JOHNSON CITY, TN 37601
\$195,000
DEBRA BALL
423-366-7556



NEW LISTING

214 HULLDALE AVENUE
MARION, VA 24354
\$99,900
DEBRA BALL
423-366-7556



UNDER CONTRACT

8 RIDGE STREET
CASTLEWOOD, VA 24224
\$53,700
DEBRA BALL
423-366-7556



PRICE REDUCED

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423-827-4462



278 WEST MAIN STREET
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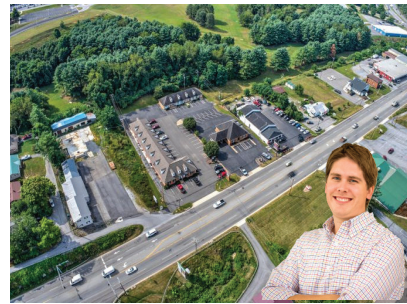
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2314 EDINBURGH CHANNEL ROAD
KINGSPORT, TN 37664
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REBECCA ARNOLD
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120 STADIUM STREET
GLADE SPRING, VA 24340
\$279,500
CINDY HORNSBY
276-608-8262



966 WEST MAIN STREET
ABINGDON, VA 24210
\$1,294,375
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114 KINCHELOE ROAD 14.83 ACRES
FALL BRANCH, TN 37656
\$385,000
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0 SHAKESVILLE ROAD 7 +/- ACRES
BRISTOL, VA 24201
\$95,000
MARILYN WORLEY
561-632-1101



PRESTON PLACE DRIVE 1.19 ACRES
ABINGDON, VA 24211
\$67,250
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BRISTOL, VA 24201
\$65,000
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LOT 1 GLEN HAVEN DRIVE .77 ACRES
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As you pass through the solar powered gated entrance you immediately know you have entered peace and tranquility. The distinctive one level stone home is nestled into 42 stunning acres that adjoin the Cherokee National Forest. It is the perfect escape when you need to get away from the cares of this fast paced, hectic world. Private and secluded, but only 10 minutes from Johnson City TN, 30 minutes from Bristol & Kingsport, 45 minutes from Asheville NC and a just a few miles to the Appalachian Trail.

151 Placid Lane, Unicoi, TN 37692 \$890,000
Represented by Debra Kennedy 423-956-4228



WOW! Own a piece of Bristol, VA History in this 1900's historic Shankel Estate Farmhouse! This large 5 bedroom/3 full bath, 3,675 sq' home that features 9' ceilings throughout, large windows, original oak trim & hardwood throughout, main level master suite and an amazing wrap around porch you'll enjoy from sunrise to sunset! This unique property sits on 3.24 acres with mature trees and rolling pasture in a quiet country setting, yet convenient to local attractions like 1.8 miles from BRMC hospital and 1.2 miles from The Pinnacle shopping center.

4595 Reedy Creek Rd., Bristol, VA 24202 \$695,875
Represented by Rob Thomas 423-341-6954

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Take a look at this stunning brick home on a 10-acre horse farm that truly has it all! With 3 bedrooms and 3.5 baths, this house has not just one but TWO primary suites. The first spacious suite is on the main level, along with the laundry/mudroom, which makes for true one-level living if that is what you're looking for. The first floor also features a beautifully updated kitchen which opens up to a cozy den, complete with a painted brick fireplace. A formal dining room and spacious living room, with gleaming hardwoods mostly throughout, complete the main level. The second level has another owner's suite, plus a guest room and full guest bathroom, and another living room. With over 3600 finished square feet, you have room to spread out on the first two levels alone. But if you're looking for even more space, check out the unfinished basement with over 1000 square feet for extra storage! This basement is perfect for a workshop, home gym, or anything else you might need, with a drive out garage for additional vehicles. And for your 4-legged friends, outdoor space, including a 5-stall horse barn, is abundant, with approximately 6 of the 10 acres already fenced in for you. This mini-farm offers a private, country feel, but is less than 10 miles from downtown Kingsport.

4138 Bloomingdale, Kingsport TN 37660 \$669,000
Represented by Shelley Martin 423-416-0303



Spacious home in The Meadows! Main-level living at its finest in one of the most highly-sought after neighborhoods in Jonesborough! The first floor includes a spacious primary bedroom and en suite, living room, open concept kitchen, breakfast nook, dining room, laundry, and 2 additional bedrooms with 1.5 baths. You'll appreciate the attractive hardwood, crown moulding, spa-like primary bathroom, granite countertops, extra storage/pantry spaces, etc. Downstairs you'll find ample living area with 2 more bedrooms, office/storage space, and a full bath.

310 Sweetgrass Lane, Jonesborough, TN 37659 \$549,900
Represented by Rebecca Arnold 276-734-5085

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276-608-8262
Licensed TN/VA



Rebecca Arnold
276-734-5085
Licensed TN/VA



Reed Thomas
423-341-6866
Licensed TN/VA



Debra Kennedy
Broker/Owner
423-956-4228
Licensed TN/VA



Rob Thomas
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Bethany Johnson
276-356-2289
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