



**\$550,000**  
~~\$575,000~~ \$219/sqft - For Sale -  
**6460 Highway 48 North**  
**Cumberland Furnace, TN 37051**  
 3 Beds, 2 Full Baths, 2623 SqFt

**MLS #: 1978769**

<b>Status:</b>	Active
<b>Year Built:</b>	1993 Existing
<b>Area:</b>	15 - Dickson
<b>Subdivision:</b>	N/A
<b>Class - Type:</b>	Residential - Site Built
<b>Annual Taxes:</b>	\$2,016   012 004.00
<b>Days On Market:</b>	46

**Public Remarks:** Custom home on 59 secluded acres ~3,000 ft rd frontage Huge sunroom ~ Pella doors & windows ~ Huge master bedroom w/covered patio to enjoy the view ~ 2 Car carport ~ Basement ~Paved drive ~ 30x42 Shop ~ Too much to list - check out the pictures!!

**Directions:** From Clarksville take Highway 48 South. Property is just past Montgomery Dickson County line on the left. From Dickson take Highway 48 North. Property will be just before the Dickson Montgomery County line on the right. Look for sign.

**General Information**

**Acres:** 59.90 / Tax Record

**Basement:** Partial / Other

**Construction:** Vinyl Siding

**Deed Book and Page:** 730 / 842

**Floors:** Carpet / Finished Wood / Vinyl

**Listing Detail:** Exclusive Right To Sell - Standard

**Lot:** / Slope

**Parking (Carport):** 2 / Detached

**Roof:** Metal

**Stories:** 1

**Style:** Ranch

**Waterfront:** / Pond

**Rooms and Dimensions**

<b>Living Room:</b>	20x27 / Fireplace
<b>Kitchen:</b>	10x12 / Country
<b>Master Bath:</b>	Tub Shower Combo / Double Vanities
<b>Bed 1:</b>	19x18 / Whirlpool

<b>Bed 2:</b>	13x15 / Bath
<b>Bed 3:</b>	12x13 / Walk-In Closet
<b>Dining Room:</b>	13x13 / L-Shaped
<b>Den:</b>	12x28 / Separate

**Room Totals and Square Footage**

<b>Main Floor:</b>	3 Beds	2 FB	0 HB	2623 SF
<b>Total:</b>	3 Beds	2 Full Bath	0 Half Bath	2623 SqFt / Prior Appraisal

**Utilities**

City Water / Septic Tank  
 Electric Central Cooling  
 Gas Central Heat

**Appliances**

Gas Stove  
 Gas Single Oven  
 Dryer / Microwave / Refrigerator / Washer / Dishwasher

**Interior Features**

1 Fireplace  
 All Drapes Remain  
 Extra Closets  
 Smoke Alarm  
 Walk-In Closets

**Exterior Features**

No Pool  
 Storage Building  
 Deck

**Schools**

<b>Elementary 1:</b>	Charlotte Elementary
<b>Middle/JR:</b>	Charlotte Middle School
<b>High:</b>	Creek Wood High School

**Miscellaneous**

<b>Miscellaneous:</b>	Satellite Dish
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**Contract Information**

<b>Original List Price:</b>	\$575,000
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