

390 TOWN MOUNTAIN ROAD FEATURES

PROPERTY HIGHLIGHTS

Built by Bruce Goforth Construction in 1996
5 Bedroom, 3.1 Bath home with 4,415 square feet
Fantastic views of the city of Asheville and broader valley
Over 5000' of flat paver driveway with a flat entry
Only 1.8 miles from downtown Asheville yet completely private
Beautiful upper garden and separate lower garden with waterfall, patio and fire pit
Raised Beds for gardening
Wonderful walking neighborhood
West facing view with amazing sunsets

EXTERIOR FEATURES

New roof and gutters, July 2019 - 25 year GAF Timberline architectural shingles with new 6" gutters and guards
Solar panels, installed by Asheville Solar in 2015 - during peak months, contributes estimated 30-50% of baseline electricity usage
Upper and Lower Decks installed with 6x6 heavy duty cable rails for added safety and for best view - upper deck in 2012, lower in 2015
Upper deck constructed of IPE (Ironwood), installed in 2013
Lower Deck maintenance free composite Trex decking, installed in 2016
Flat paver driveway, installed in 2012 and reworked in 2019
Largest flat driveway on Town Mountain
Two car garage plus additional parking for 5+ cars
Raised garden beds with connected bench and multiple seating areas on driveway
Invisible dog fence surrounds the 1 acre property
All Windsor windows and sliding doors
All sliding doors replaced in 2018-2019
Most west facing windows replaced in 2018
90% of windows/doors are new in the home
New Cedar front door and garage door, installed in September 2019
Marquis hot tub and Cedar sauna with downtown views
Composite trim on house - most trim replaced with long lasting composite in 2018-2019

LANDSCAPING

Mature evergreen trees planted to provide a complete screen from road and all neighbors
Built 30' waterfall and koi pond on lower slope
Stone firepit and patio built adjacent to waterfall
500 foot grass walkway built through lower garden traversing property
Stone stairs installed throughout property including a staircase to Old Toll Road for walks in neighborhood
Drainage system installed in driveway and throughout property

INTERIOR FEATURES

Bright sunshine and a sweeping view of the Asheville Valley and downtown on both floors
Modern Hunter Douglas electric blinds installed on wall of windows in Great Room
Stained solid White Oak floors installed in Great Room, Kitchen and both Master Bedrooms
Beautiful solid Argentinian Hickory installed in 2 bedrooms plus office and hallways
High Efficiency LED recessed lighting and built-in shelves throughout
Smart programmable thermostats installed on both floors
Laundry Rooms on both floors
Spacious Family Room downstairs opens to the Lower Deck with excellent views
Loft Library/Office opens to the Great Room with fantastic views of Asheville
Modern built-ins with Walnut accents surrounding 17' Italian marble fireplace
Large Home Gym with hardwood floors on Terrace Level

GREAT ROOM

Beautiful floor to ceiling Italian marble fireplace installed with wood burning fireplace/stove that circulates warm air as needed - includes a custom blower that moves warm air to the Terrace Level on demand
22' wall of windows facing a jaw dropping view of the Asheville valley
Built-in modern shelving and wall bench installed with Walnut accents flanking the fireplace
Recessed LED lighting and large fan
Hidden electronics area built for cable, WiFi & router
Opens onto the Upper Deck with fantastic views of the mountains
Vaulted Oak ceilings
Dining open to Great Room and Kitchen
Sliders to Upper Deck

SECOND LEVEL LOFT/OFFICE

Argentinian Hickory floors installed in 2013
Built-in bookcase
Can be an Office or Library
Wall of windows to front of property
Fantastic views of the Asheville Valley

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KITCHEN AND PANTRY

Vaulted Oak ceiling with high windows architectural feature for excellent natural light
Expansive island seats 3-4 and opens to the Dining Room
Transitional solid Cherry cabinets with modern hardware installed
Stainless steel appliances include:
 Bosch ultra-quiet dishwasher- 2018
 Kenmore Elite Pro-Series French door refrigerator, 2017
 #1 rated Samsung 5 burner gas cooktop, 2017
 Frigidaire Gallery convection oven
 Frigidaire Gallery built-in microwave
Large walk in Pantry with shelves
Modern granite countertops installed in 2013
Back door with coat closet

MAIN LEVEL MASTER SUITE

Spacious Master Suite with stained Oak floors and 10' tray ceiling
16' of new sliding doors open to the Upper Deck and spectacular views
Hunter Douglas blinds
Master Bedroom has two walk-in closets

MAIN LEVEL MASTER BATH

Sweeping mountain views from two picture windows
Bain Ultra air jet bubble tub
Glass shower with 2 Hans Grohe showerheads and 3 body sprays
Glass mosaic accent tile
Radiant heat floors for cozy winter days
Dual marble vanity with undermount sinks
Separate water closet with pocket doors

MAIN LEVEL LAUNDRY AND MUD ROOM

Argentinian Hickory floors
Maytag Bravos HE washer & Samsung dryer
Large, extra deep Kohler utility sink
Built in cabinets and folding area
Storage closet
Exterior entrance from front driveway

MAIN LEVEL BEDROOM 2

Spacious Bedroom with bay window
Located across from Main Level Guest Bath
Vaulted ceiling
Argentinian Hickory floors

MAIN LEVEL HALL BATH

Full Bath with large tub/shower
Custom tile work
Granite vanity with undermount Kohler sink
Linen closet located in hallway

TERRACE LEVEL MASTER SUITE

Large Guest Suite with separate bedroom and sitting area
Natural finish White Oak floors
10' Ceilings
Opens to Lower Deck
Walk-in closet
Recently renovated modern Powder Room adjacent to Suite, 2018

TERRACE LEVEL FAMILY ROOM

Expansive, bright Family Room with new carpet
Beautiful views
Opens to Lower Deck
Recessed lights

TERRACE LEVEL BEDROOM 2

10' ceilings
Argentinian Hickory floors installed
Walk-in closet
Sliding door opens to Lower Deck

TERRACE LEVEL BEDROOM 3

Walk-in Closet
Beautiful views
Elegant carpet (same as family room)

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TERRACE LEVEL HALL BATH

Completely remodeled in 2018
Full glass shower with Hans Grohe fixtures
Waterfall sink with Hans Grohe fixtures
Custom built floating Walnut vanity
Stone tile floor
Recessed shelves with LED lighting

TERRACE LEVEL POWDER ROOM

Completely remodeled in 2018
Modern hand fired tiled accent wall
Tile flooring

TERRACE LEVEL HOME GYM

Open layout with Argentinian Hickory floors
Wall mirrors
Recessed lighting

TERRACE LEVEL LAUNDRY ROOM

Built-in cabinets
Full-sized utility sink
Utility closet

DETACHED 2 CAR GARAGE

Professional basketball hoop
Recently painted
Epoxy floor
Brand new Cedar garage door
Pull down stairs to attic storage
New Chamberlain garage door opener

MECHANICALS

Trane dual zone High Efficiency HVAC systems installed in 2015
Propane/gas high efficiency furnaces paired with efficient heat pumps
2 hot water heaters -

Navien tankless on demand system - propane, 2017

Standard 50-gallon system for the terrace level

City water and sewer

House is hard wired for security system

All front entry doors and garage door have keyless entry locks

Please note:

Future electric gate wire chase installed (2" pipe) for power and controller wire (up the driveway) should new owner wish to install an electric gate. The 2" pipe terminates about 2/3 of the way up the driveway.

Sellers are gifting the sauna and hot tub to buyer(s). Both are in good working order and are being gifted in "AS-IS" condition.

The intercom system is non-functional and currently obsolete. Seller provides no guarantee or warranty and the system should also be considered in "AS-IS" condition.



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