

# "0.21-ACRE LOT LOCATED IN SMITHVILLE, TENNESSEE"

\$ 15,000.00

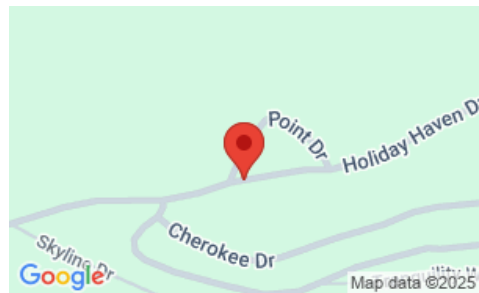
**053H C 02500 000 - 0.21  
ACRES - HOLIDAY HAVEN DR,  
SMITHVILLE, TN 37166**

<https://gatewaylandinvestments.com>

Nestled in the desirable Holiday Haven Subdivision, this 0.21-acre lot offers the perfect opportunity for your dream home or vacation retreat. Located just minutes from the stunning Center Hill Lake, you'll enjoy year-round access to water activities, peaceful views, and a tranquil environment. Whether you're looking to build your forever...

Holiday Haven Dr, Smithville, TN  
37166

- Tennessee
- Cash Discount Price
- Available



## CALL US NOW

Phone: 813-733-5476

Email: [sales@gatewaylandinvestments.com](mailto:sales@gatewaylandinvestments.com)

Address: 2653 Bruce B. Downs, #108-94 Wesley Chapel, FL 33544



## BASIC FACTS

**Property ID:** 23041

**Size:** 0.21

**County:** DeKalb

**Parcel ID:** 053H C 02500 000

**Approx Dimensions:** 80' x 140' x 55' x 125'

**State:** Tennessee

## PROPERTY DETAILS

**Status:** Available

**Term Option 1:** \$300 down, \$300 for 63 months, for a total price of \$19,200

**Term Option 3:** \$500 down, \$500 for 33 months, for a total price of \$17,000

**GPS Coordinates (center) at the road:** 35.9872, -85.7488

**Northeast Corner:** 35.9876, -85.7487

**Southeast Corner:** 35.9873, -85.7486

**Elevation:** 1020'

**Access:** Gravel Road

**Water:** Provided by DeKalb Utility District (615) 597-6490

**Zoning:** Vacant - Single Family Residential

**Mobile Home Living:** Allowed

**POA:** None

**Cash Price:** \$ 15,000.00

**Term Option 2:** \$400 down, \$400 for 44 months, for a total price of \$18,000

**Google Map Link:** Driving Directions

**Northwest Corner:** 35.9876, -85.7489

**Southwest Corner:** 35.9872, -85.7490

**Legal Description:** Holiday Haven Sec 4 Pb 2 Pg 20 Lot 74 Dim 85x140 Irr

**Terrain:** Uneven

**Power:** Provided by Caney Fork Electric Cooperative (615) 597-5626 or (800) 505-3030

**Sewer:** A Septic Tank is Required

**RV Living:** Not Allowed

**Manufactured Homes:** Allowed

**Taxes Per Year:** \$31.00

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**County Contact Information:** For more information, call DeKalb County Planning & Zoning at: (931) 979-2170 or (615) 741-7170

**Conveyance:** Warranty Deed

**Type:** Tennessee

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