

**3131 Waterfront Dr**  
**Chattanooga, TN 37419**



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**\$ 463,500**

**4 Bedrooms . 4 Bathrooms . 4,500 Sqft**

This attractively designed home is only 3 years old and ready for a new owner. The main level has an open floor plan that is so livable and easy to entertain in. Main level has spacious kitchen open to dining area and huge great room with fireplace and half bath. Master bedroom can easily be up or down stairs. A deck surrounds most of the first floor. Upstairs is laundry, 2 bedrooms and 2 baths. Upstairs Master is a huge bedroom with sitting area, fireplace and a deck to enjoy the view. Basement is 4th bedroom, Mother-in-law suite or whatever you want or need, along with 3 garages and additional storage for tools, toys, etc. There is matching granite throughout the house. The Tennessee River is across the street and can easily be viewed in the winter time. Browns Ferry Landing has a Marina with access to the river. The deck in the back is perfect for grilling and leads to a fire pit. The location has easy access to I-24 and is only minutes away to downtown.



**Susan Simpson**

PHONE

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