

MIDWEST LAND GROUP PRESENTS

10.73 ACRES IN

HANCOCK COUNTY TENNESSEE



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

PRIVATE MOUNTAIN RETREAT - 10.73 +/- ACRES IN HANCOCK COUNTY, TENNESSEE

Escape to your own private oasis in the stunning mountains of East Tennessee! This 10.73 +/- acre property offers the perfect blend of privacy, natural beauty, and accessibility - all at an unbeatable price.

Nestled along a well-maintained public road with over 400 feet of road frontage, this tract features a generous, buildable homesite with gently sloping terrain with mature trees. Whether you're dreaming of a peaceful homestead, a weekend getaway, or a hunting retreat, this land delivers.

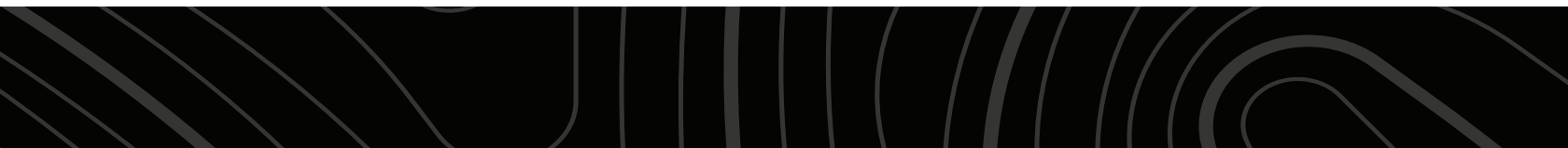
Surrounded by abundant wildlife, including deer, turkey, and even the occasional black bear, this property is a

hunter's paradise or a nature lover's dream.

Located just 31 minutes from Morristown and Interstate 81, you'll enjoy easy access to shopping, dining, and daily conveniences. And when you're in the mood for adventure, Pigeon Forge and the Great Smoky Mountains are just over an hour away.

Whether you're planning to build your forever home, a cozy cabin retreat, or a private hunting lodge, this property offers unmatched potential in one of Tennessee's most scenic regions.

Don't miss this rare opportunity - schedule your showing today!



PROPERTY FEATURES

PRICE: **\$48,700** | COUNTY: **HANCOCK** | STATE: **TENNESSEE** | ACRES: **10.73**

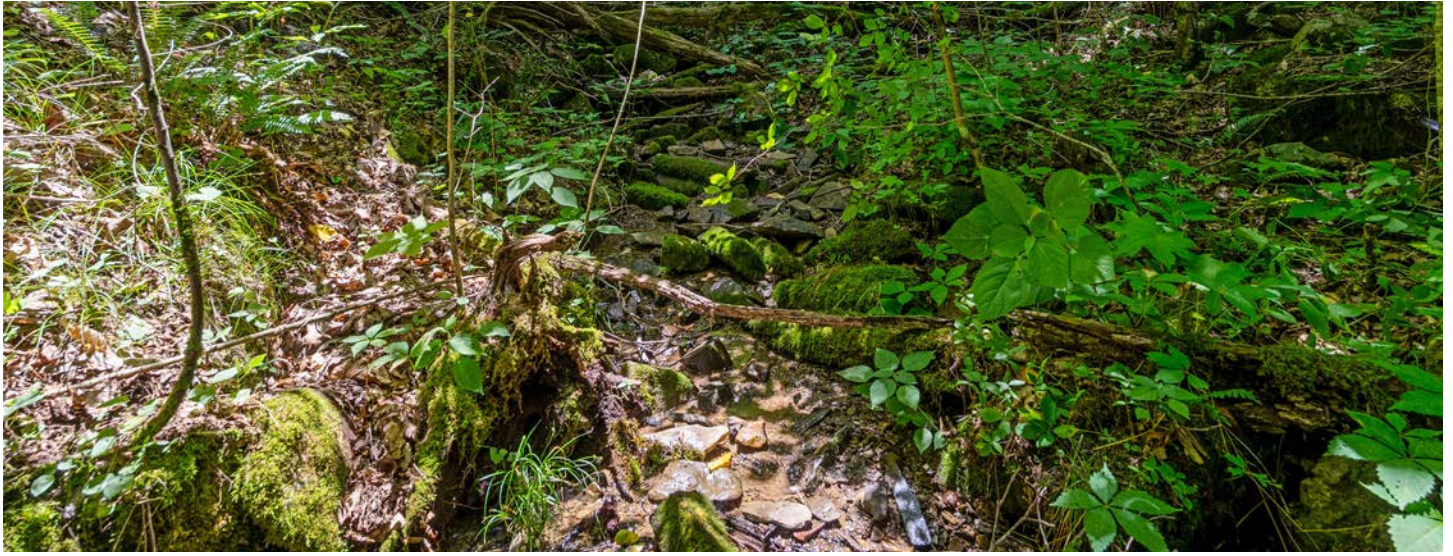
- 10.73 +/- acres with gently rising topography
- Buildable homesite with stunning mountain views
- Power already installed in front of property
- 400+ feet road frontage on maintained gravel road leading to property
- Property located off major highway with close amenities
- Abundant wildlife: deer, turkey, and black bear
- Ideal for homesteading, hunting, or recreational use
- Spring-fed creek that flow year-round close to building site
- No HOA
- Priced to sell



400+ FEET ROAD FRONTAGE



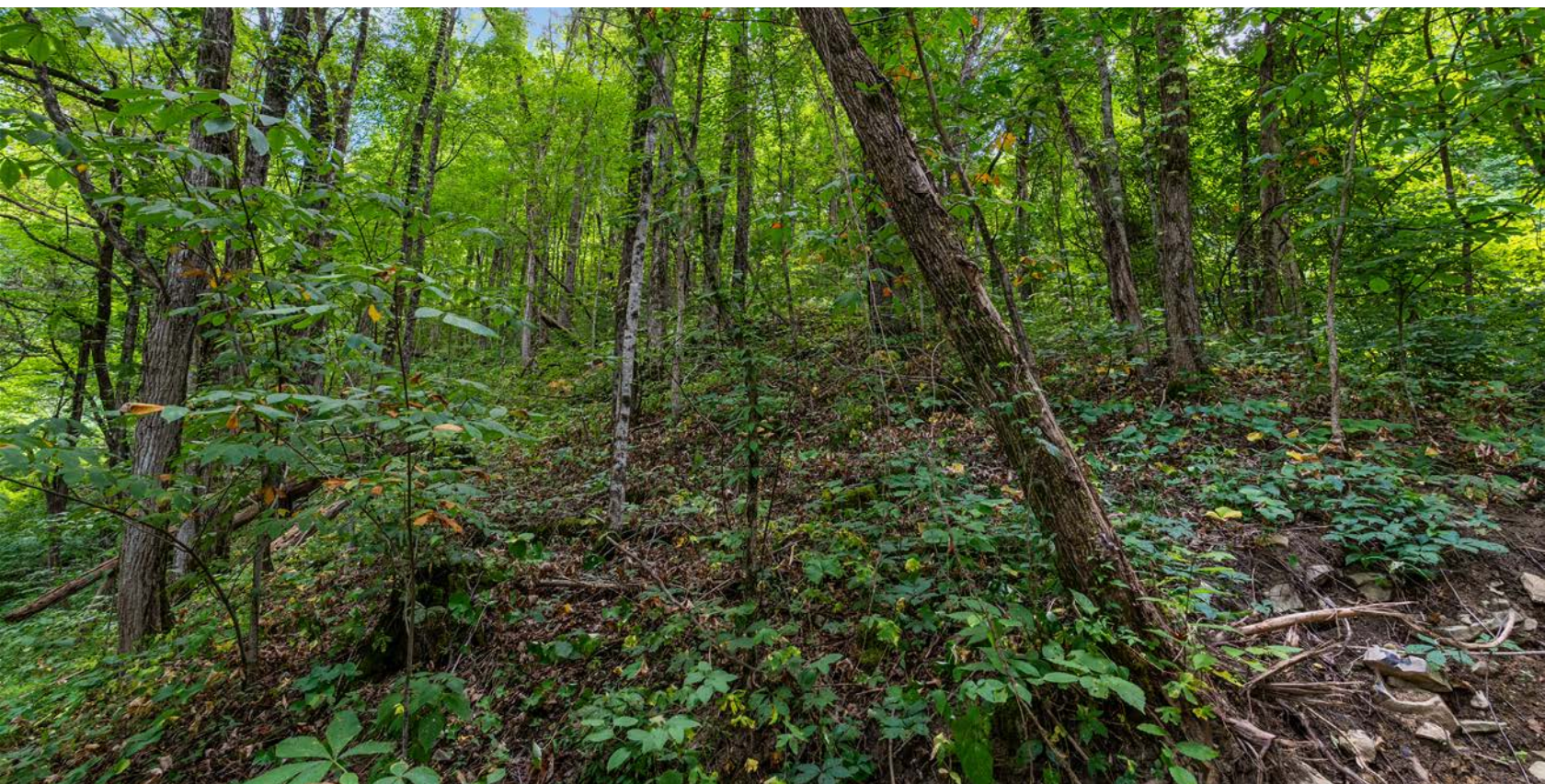
SPRING-FED CREEK



BUILDABLE HOMESITE



MATURE TREES



ADDITIONAL PHOTOS



AERIAL MAP



Boundary Center: 36° 23' 56.47, -83° 17' 22.65

0ft 186ft 371ft



Maps Provided By:



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Hancock County
Tennessee



6/13/2025

TOPOGRAPHY MAP



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Source: USGS 1 meter dem
Interval(ft): 10.0
Min: 1,479.0
Max: 1,697.3
Range: 218.3
Average: 1,568.8
Standard Deviation: 50 ft

0ft 219ft 439ft

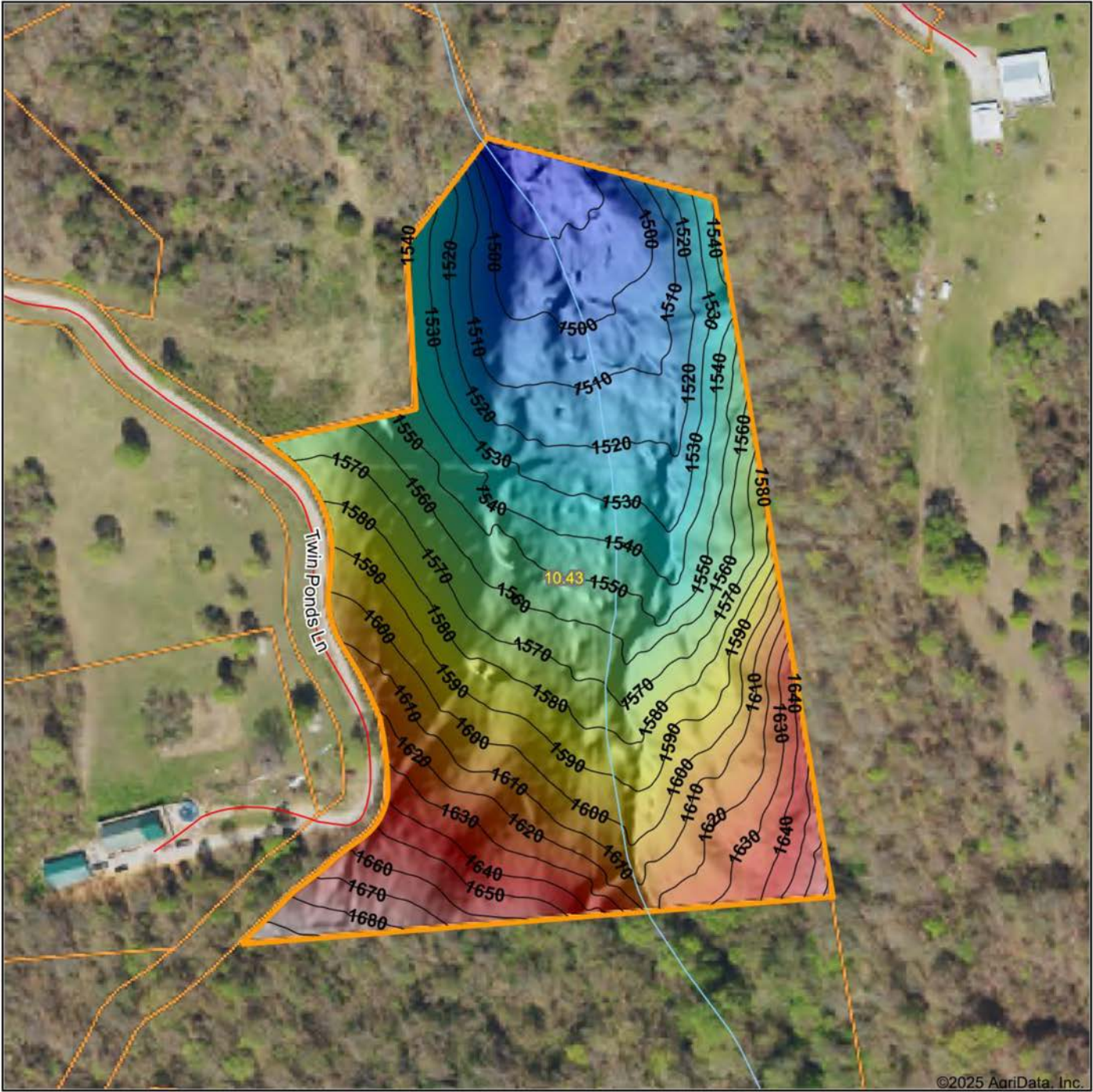


6/13/2025

Hancock County
Tennessee

Boundary Center: 36° 23' 56.47, -83° 17' 22.65

HILLSHADE MAP



Low Elevation High



Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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0ft 189ft 378ft



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**Hancock County
Tennessee**

Boundary Center: 36° 23' 56.47, -83° 17' 22.65

OVERVIEW MAP



AGENT CONTACT

Buying or selling land is a deeply personal experience, and Jason Mitchem understands this better than most. With a diverse background in farming, ministry, and real estate, he combines a steady hand with a servant's heart to guide clients through decisions that are as emotionally significant as they are financially impactful.

Raised on a working farm in Fort Valley, Georgia, Jason's upbringing involved hands-on work such as baling hay, tending livestock, and repairing farm equipment — all before most children learn to drive. Additionally, his family operated a wholesale farm equipment distributorship, providing him with early exposure to the complexities of both business and labor of rural life. Whether managing land for wildlife or farming for profit, Jason's lifelong experience has afforded him a unique understanding of the land and lifestyle many clients are chasing.

Though he later founded and led a church in Augusta, Georgia, and supported his wife's successful real estate career, Jason maintained a strong connection to the land. After the passing of his wife in early 2023, he felt a renewed sense of purpose to return to real estate, offering his services with a focus on serving others in a new way.

Jason now resides in Johnson City, Tennessee, with his wife Kristina and stepchildren, John and Ari. His son, Devin, has taken on the role of lead pastor at the church, while his daughter, Jaysa, has launched her own thriving real estate career in Georgia. A licensed pilot, avid outdoorsman, grandfather and man of deep conviction, Jason leads with integrity and treats every transaction as if it were his own land at stake.



JASON MITCHEM

LAND AGENT

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