

Absolute Auction

To Be Sold To The Highest Bidder Without Minimum or Reservation

Luxurious Elk River Club Home in North Carolina's High Country

101 Bridle Court, Banner Elk, North Carolina

Saturday, August 27 • 12:00 Noon

Open House: Friday, Aug. 19 • Saturday, Aug. 20 • Sunday, Aug. 21 • 10:00 am - 4:00 pm each day

- Estimated Annual Real Estate Tax: County - \$6,882.00. Taxes to be pro-rated at closing
- Schools: Banner Elk Elementary; Avery Middle; Avery High School
- Utilities Available: Electricity – Mountain Electric Cooperative; Water – Carolina Water; Telephone – Skyline Telephone; Cable – Charter Cable
- All new property owners are required to pay \$5,500 to the Property Owners Association at the time of purchase. Annual POA dues on this property are \$3,600.
- Directions: From Banner Elk, travel west on N. Carolina 194 (Banner Elk Hwy.) to Elk River Club on left.



TERMS: 10% Buyer's Premium. Successful bidders will deposit 10% of the purchase price (including Buyer's Premium) on sale day in the form of cash, cashier's check, personal or company check. Plus a real estate sales contract must be signed. Balance is due in certified funds at closing. **CLOSING MUST OCCUR WITHIN 20 DAYS OF SALE DATE. NO EXTENSIONS AVAILABLE.** Sale day announcements control terms of auction. *Acres & square footage believed to be accurate, but not guaranteed.*

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**Do Not Delay
Dated Material**

Pass It On..If you know of anyone that might be interested in this auction, we would appreciate your sharing this information with them.

Join our group
on Facebook

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- approx. 6,408 sq. ft. of living area on 2.5 levels
- approx. 1.362 acre lot
- **built in 2008**
- 4 bedrooms
- 4 full baths, 1 half bath
- 2 car garage
- remarkable wooded setting
- wood frame construction with hand-laid field stone and cedar shake shingles
- rustic timber beams in great room
- 2 stacked rock fireplaces
- uniquely designed covered deck
- beautifully appointed master suite with private deck
- custom kitchen with center island, wolf gas range, sub-zero refrigerator, kitchenaid dishwasher
- granite in kitchen area; soap stone in bathroom areas
- open staircase to the upper level guest suite
- oversized family room with kitchenette on lower level
- sound system in major areas of home
- emtek bronze collection hardware throughout
- exterior and interior showcases generous use of rock and poplar bark
- overlooks elk river equestrian facility
- **located in the exclusive elk river country club, which boasts jack nicklaus-designed golf course, saddle club and stables, jetport, tennis and fitness club**



2% broker participation
pre-registration required

a place to relax, unwind and call *home*