



MOSAIC
COMMUNITY LIFESTYLE
REALTY

EAST ASHEVILLE



23 MAXWELL ROAD | ASHEVILLE, NC 28805

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STRONG SHORT-TERM RENTAL POTENTIAL— JUST OUTSIDE ASHEVILLE CITY LIMITS!

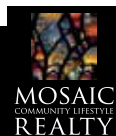
Cute as a button, this charming 1925 bungalow offers an ideal combination of location, character, and income-producing potential. Less than a mile from Ingles and Tunnel Road dining and shopping, approximately 1.5 miles from Blue Ridge Parkway access, and less than 5 miles from downtown Asheville, it is well positioned for an Asheville getaway, second home, or investment property.

An amazing covered front porch welcomes you inside to two bedrooms, two full baths, plus a flexible bonus room—perfect for an office, guest space, or additional sleeping area. Currently used as a second residence, the home could also be sold furnished with an acceptable offer for added turnkey appeal.

Recent improvements include a rebuilt retaining wall and backyard stairs, new rear porch support posts, a water-diverting French drain installed along the back of the home, and newly installed front porch stairs. Enjoy a fenced yard with mature landscaping, plus a detached outbuilding with electricity that creates so many possibilities.

Come explore 23 Maxwell's classic bungalow charm, highly convenient Asheville location, flexible living space, and potential rental income.

2 BEDS | 2 BATHS | 1,319 SF + 564 SF OUTBUILDING | 0.52 ACRE



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FEATURES

- 1925 bungalow with classic Asheville charm
- Excellent investment potential
- Located just outside Asheville city limits
- Less than 1 mile to Ingles Grocery, shopping, and dining
- Approximately 1.5 miles to Blue Ridge Parkway access
- Less than 5 miles to downtown Asheville
- True primary bedroom with ensuite bathroom
- Bonus room for office, guest space, or additional sleeping area
- Main-level laundry room with washer and dryer
- Large covered front porch
- Hot tub and outdoor fire pit
- Fenced yard with mature landscaping
- Low-maintenance vinyl siding
- Newer roof, installed in 2017
- Rebuilt retaining wall and backyard stairs
- Newly installed front porch stairs
- New rear porch support posts
- French drain installed along rear of home for water diversion
- Detached outbuilding for additional storage, sold as-is
- Furnishings may be available with an acceptable offer

DRIVING DIRECTIONS

FROM ASHEVILLE: Take take I-240 East to US-70 East/Tunnel Road toward Riceville Road. Follow Riceville Road for approximately 0.8 mile. Turn left onto Maxwell Road. Home is on the right.



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FLOOR PLANS

