



## 301 STRATFORD ROAD

North Asheville Mid-Century Ranch with Basement



**MOSAIC**  
COMMUNITY LIFESTYLE REALTY

**3 Bedrooms, 2 Bathrooms**  
**1,700 SF • 0.78 Acre**



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46 Orchard Street, Suite 100, Asheville, NC 28801  
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### FEATURES

**North Asheville mid-century ranch** with basement

**Extremely desirable North Asheville/Lakeview Park**

**Walkable neighborhood**, close to Beaver Lake and everything North Asheville

Beautiful **wide-plank white oak floors** throughout main level

**1700 square feet unfinished basement** with endless opportunities

Primary suite bath has a **shower/soaking tub** combo

An **antique English table** used as a kitchen island conveys with home

**Fresh interior paint** in main living space (LR/DR/ kitchen/laundry) and all bedrooms (2023)

**Window treatments** in all three bedrooms (2023)

**Reinforced backyard fence** w/ top railings (2024)



**Built front walkway railing**, stained front fence and back deck (2024)

**New hot water heater** (2022)

**New basement sump pump** (2026)

**Basement offers all kinds of expansion opportunities**; working plumbing is already in place down there too

**Half bathroom in basement** with easy accessible plumbing for expansion

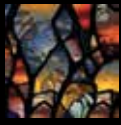
**Upstairs laundry room** with additional pantry storage and secondary fridge (this room **could easily be closed off** to make an office/nursery if laundry room was moved down to basement)

**Partial mountain views** from living room, front porch

**Large, sloping private lot**; home sits on its high point

**Fenced backyard** and partially fenced front yard

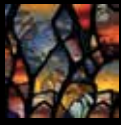
**Cozy back deck** with lots of privacy



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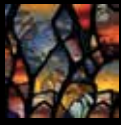


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Thoughtfully renovated and filled with natural light, this 1,700 SF mid-century modern ranch is ideally located in one of North Asheville's most sought-after neighborhoods, a short walk from Beaver Lake. Set on a private, elevated lot with partial mountain views, the 3BR/2BA home offers stylish updates, easy one-level living, and a warm, inviting sense of place.

The open, light-filled interior features wide-plank white oak flooring, expansive windows, and a wood-burning fireplace that anchors the main living space. The beautifully remodeled chef's kitchen is appointed with honed marble countertops and backsplash, a gas range, upgraded appliances, and a distinctive antique English table that serves as the kitchen island and conveys with the home. The spacious primary bedroom includes a thoughtfully updated ensuite bath. A main-level laundry room just off the kitchen provides abundant pantry storage and a secondary refrigerator, while offering flexibility for use as an office or nursery. Outside, enjoy a cozy back deck, partially fenced front and fully fenced back yards, and a welcoming front porch with mountain views. Set on an expansive 0.78-acre lot, the property has potential to add an ADU or detached garage (buyer to confirm).

The unfinished full basement—with existing plumbing—offers excellent potential for future expansion, a workshop, or additional storage, and the attached garage adds everyday convenience.

Enjoy an enviable location just five minutes from the YMCA, Scorch Fitness, The Shops at Reynolds Village, Ingles, and Fresh Market, and less than 10 minutes to downtown Asheville. A rare combination of thoughtful renovation, mid-century character, privacy, convenience, and walkability.



For more information, please contact:

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#### DRIVING DIRECTIONS

FROM DOWNTOWN ASHEVILLE: Head north on Merrimon Avenue/US-23 N. Pass Beaver Lake and turn right onto Stratford Road. Follow to 301 Stratford.