

Lot 6 Osprey Mountain Way #6, Webster, North Carolina 28779

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List \$: **\$225,000**

MLS#: **4237902** Category: **Lots/Acres/Farms** County: **Jackson**
Status: **ACT** Parcel ID: **7640-67-3010+ more** Acres: **4.00**
Legal Desc: **Lot 6 and Lot 7 Osprey Mountain Way** Zoning: **None**
City Tax Pd To: **No City Taxes Paid** Tax Val: **\$89,520** Deed Ref: **26/457**
Lot Dim: Elevation: **2000-2500 ft.**
Subdivision: **Osprey Village** OSN: **Canopy MLS**



General Information

Type: **Lot**
Can Divide?: **Yes**
\$/Acres: **\$56,250.00**
Levels:

School Information

Elem: **Unspecified**
Middle: **Unspecified**
High: **Smoky Mountain**

Land Information

Apprx Acres: **4.00**
Acres Clear: **0.50**
Acres Wood: **3.50**
Min SF to Bld: **1,800**
Prop Found:
Rd Frontage: **Private Road**
Lot Desc:

Utility/Plan Information

Sewer: **Septic Needed**
Water: **Well Needed**
Dwellings: **No**
Beds Septic:

Restrictions: **Architectural Review, Manufactured Home Not Allowed, Modular Not Allowed, Short Term Rental Allowed, Signage**

Additional Information

Prop Finance:
Ownership: **Seller owned for at least one year**
Spcl Cond: **None**
Rd Respons: **Privately Maintained Road**
Addl Parcels: **7640-66-7817**

Lease Considered: **No**

Features

Lot Description: **Cul-De-Sac, Level, Private, Rolling Slope, Sloped, Trees, Views, Wooded**
View: **City, Long Range, Mountain(s), Water, Winter, Year Round**

Fixtures Exclsn: **No**
Exterior Cover:
Road Surface: **Gravel, Paved**
Roof:
Suitable Use: **Private Estate, Recreational/2nd House, Residential**
Utilities: **Underground Power Lines**

Basement Dtls:
Road Frontage: **Private Road**
Patio/Porch:
Other Structure: **None**
Fire Sprinkler:

Association Information

Subject to HOA: **Required** Subj to CCRs: **Yes** HOA Subj Dues: **Mandatory**
HOA Mangemnt: **Osprey Village Road Maintenance Association** HOA Phone: **9103678760** Assoc Fee: **\$200/Annually**
HOA Email: **bymersconstructionllc@outlook.c** HOA 2 Email:

Public Remarks

Lot 6 is being offered as a combo of existing lots 6 and 7 Osprey Mountain for a combined 4 acres. There are multiple home site options. The primary homesite is a level area with 360 degree long range views including overlook of the Town of Webster and Tuckasegee River and is large enough for an estate home and detached garage. Secondary homesites are East & South facing with long range mountain and river views. Conveniently located to Sylva, Dillsboro, and Cullowhee, and is unrivaled in its proximity to local amenities and mountain top seclusion. Osprey Mountain is truly unique for the area. Franklin, NC (15 miles). Asheville, NC (35 miles). National & State Parks, Blue Ridge Parkway, Hiking, Rafting, Tubing, Trout Fishing, Casino, and Nightlife. Private Road. Preliminary soils report indicates suitability for septic system. Offered as all of approximately 4 Acres of combined 7640-66-7817 and portion of 7640-67-3010. Lot combo and survey to be provided by Seller.

Agent Remarks


Call to schedule a viewing appointment. 828-554-1224 or 910-367-8760 or 828-606-2900. It is advisable to take the Listing Agent or Seller to understand build Pads.

Showing Instructions, Considerations, and Directions

Advance Notice Required - See Remarks, Call for Instructions, Call Listing Agent, Call Seller, Sign

From Sylva NC, follow Highway 107 South / East Main Street towards Cullowhee 2.7 Miles. Turn Right on S. River Road. At 0.7 miles, turn Right on Osprey Mountain Way. Continue until the end of Osprey Mountain Way, cul de sac.

List Agent/Office Information

DOM: **13** CDOM: **13** Expire Dt: **07/31/2025**
Mkt Dt: **03/21/2025** DDP-End Dt:
Agent/Own: **No**
For Appt Call:
List Agent: **Barry Byers (67370)** 
List Office: **B R Byers (3629)**
Co-List Agent: **Bernard Gilchrist (gilchrist)**
Co-List Office: **Sundog Realty, Inc. (NCM81280)**
Seller Name: **Byers Construction & Development LLC**
Web URL:
List Agreement: **Exclusive Right To Sell**
Agent Phone: **828-554-1224**
Office Phone: **910-367-8760**
CoAgt Phone: **828-606-2900**
CoOff Phone: **828-631-6222**
Full Service: **Full Service**

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Price: **\$225,000**





MLS#: 4237902

Lot 6 Osprey Mountain Way Unit #6, Webster, NC 28779

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