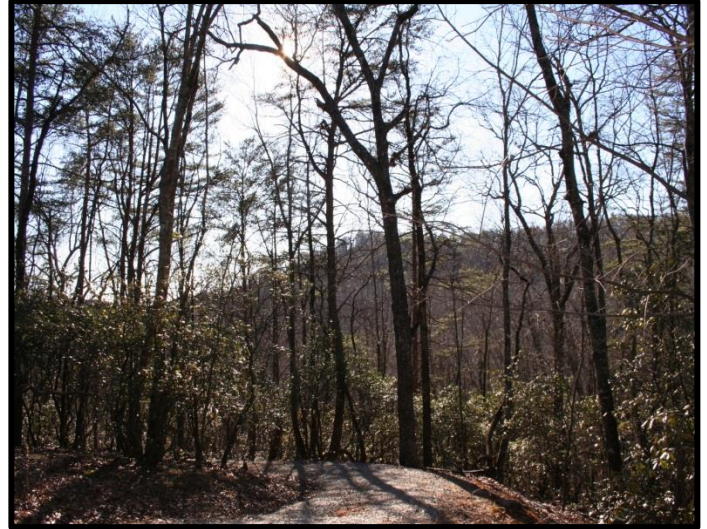




*0 Ranch Mountain Court, Dahlonega, GA 30533*



*Pretty Wooded Lot With An Overview*

PROPERTY INFORMATION SHEET

PRICE: \$35,900      ACREAGE: 2.12+/- acres      COUNTY: Lumpkin      AREA OF COUNTY: North

LOT: 20      DISTRICT: 11th      SECTION: 1st      LANDLOT: 1041

TERMS: Cash or Land Bank.      TOPOGRAPHY: Rolling, Wooded, Sloping.

STREAMS ON PROPERTY: None.      SUBDIVISION: Trahlyta Estates.

DESCRIPTION: **TRAHLYTA ESTATES** - A very upscale and gated log home community setting in the Mountains just above Dahlonega. Paved roadways, underground utilities, and community water system serve this scenic woody lot that overlooks the surrounding countryside. The building site has a driveway coming up and a little fingertip ridgeline makes for a natural building location. An appealing setting in a protected area and convenient to Town, come home to a log cabin in the Mountains!

SCHOOL-ELEM: Lumpkin County      MIDDLE: Lumpkin County      HIGH: Lumpkin County

SETTING/LAND: Gated exclusive log home community in the beautiful North Georgia Mountains.

BUILDINGS ON PROPERTY: None.      RESTRICTIONS: Yes.      POWER/TELEPHONE/WATER: At Property.

STREET/ACCESS: Paved roadway access to property.      PLAT/SURVEY AVAILABLE: Yes.

DIRECTIONS: From Dahlonega: Take U.S. Highway 19 North 7+/- miles, turn right into Trahlyta Estates (Ranch Mountain Drive), go 0.6 miles, turn right onto Ranch Mountain Court, go 300' to property on the right. **NOTE:** Gated Community, agent must be present.

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\*\*THE INFORMATION CONTAINED HEREIN IS DERIVED FROM SOURCES BELIEVED TO BE CORRECT, BUT IT IS NOT GUARANTEED.  
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