



7.27 Acres S. Piney Spur Road
Ellijay, GA 30540



A Graded Pad with a View

PROPERTY INFORMATION SHEET

PRICE: \$99,900 ACREAGE: 7.27 Acres COUNTY: Gilmer AREA OF COUNTY: South East

DISTRICT: 6th SECTION: 2nd LANDLOT: 319

TERMS: Cash TOPOGRAPHY: Varied, from gentle to mountainous

STREAMS ON PROPERTY: Spring forms on the property MINERAL RIGHTS: Included

DESCRIPTION: SEE THE MOUNTAINS – from this pretty and nicely wooded 7.27+/- acre tract in Gilmer County. Very secluded and private up at the top of the mountain, quite a ways from pavement but good roads all the way up and you can drive all the way to the view. And a top-notch view it is! Looking west towards the Burnt Mountain range you get an inspiring silhouette of mountains against the skyline and the building site will take it all in. There's already a small flat graded pad for parking and you can sit in the car while looking at the vista! Tall and attractive hardwood timber covers the property, terrain rolls and slopes typical of the mountains, and there's room for more than one structure. A nice escape from the everyday!

SETTING/LAND: Very secluded and quiet with mountain views

BUILDINGS ON PROPERTY: None RESTRICTIONS: None POWER/TELEPHONE: Just down the street

STREET/ACCESS: Gravel, Private Access. Deeded and Insured PLAT/SURVEY AVAILABLE: Yes

DIRECTIONS: From Ellijay: Take Highway 52 East 10+/- Miles Turn Right onto South Piney Spur Road (At Ebenezer Church), Go 2.3 Miles to Top of The Mountain (Through and Beyond "The Highlands"), Property Fronts the Left Side of The Roadway. Dover Realty Sign Is Posted.

From North of Dawsonville At Highway 52/Highway 183 Roundabout, Take Highway 52 West Towards Ellijay, 9+/- Miles Turn Left onto South Piney Spur Road at Ebenezer Church, Then Follow Directions Above to The Property

Vic Dover: 706-265-5855
www.vinsondoverrealty.com

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Complete info at <http://www.vinsondoverrealty.com>