

**\$629,900**

Year Built: 2004  
5 Total Bedrooms  
4 Total Baths  
Approx. 2,951 sq. ft.  
HardiPlank & Stone Exterior  
Custom Paved Stone Patio  
With Stone Firepit  
Central Heat & Air (2 units)  
Dual Gas & Electric HVAC  
Soaring Coffered Ceilings In  
Living & Dining Areas  
Hardwood & Ceramic Tile  
Flooring  
Custom Built-In Shelves &  
Crown Molding  
Central Kitchen With Eat In  
Dining & Breakfast Bar  
All Kitchen Appliances  
Included  
Newly Finished Accessible  
Suite, Terrace Level  
Washer & Dryer On Main  
Floor Included  
Gas Fireplace  
2 Car Garage  
City Water, Sewer & Natural  
Gas  
0.51 Acre



Welcome home to this hidden jewel in the North Georgia Mountains. Enjoy grand style living in Achasta Golf Community, golfing not required, with ease of ownership in this pristine five bedroom, four bath home. Nestled into the hillside of Birch River Drive in Achasta's North Ridge, this rare beauty delivers something quite special with a floor plan that uses every square inch to provide cozy and comfortable everyday living. Yet it grandly rises to the occasion for entertaining and hosting family, friends and guests. Located in the foothills of the North Georgia Mountains, entertainment is easy to come by with fishing, hiking, kayaking, wine tours and quaint Downtown Dahlonega walking and shopping. Whether a primary, second, investment, or retreat home, you will love calling this jewel your home!



**1364 BIRCH RIVER DRIVE  
DAHLONEGA, GA 30533**

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

**Gated Community. From End of Highway 400 N, turn  
left onto Highway 60, turn right into Achasta Golf  
Community to the guard gate, continue on Birch River  
Drive for 1.4 mile to property on the right.**

*Please call to arrange a private viewing: **Melissa Dover 706-344-8850**  
**melissa@doverrealtyinc.com***

**[www.vinsondoverrealty.com](http://www.vinsondoverrealty.com)**