



0 Fireside Ridge Drive Dahlonega, GA 30533



A Very Pretty Mountain Property

PROPERTY INFORMATION SHEET

PRICE: **\$139,980** ACREAGE: 20+/- acres COUNTY: Lumpkin AREA OF COUNTY: North

DISTRICT: 4th SECTION: 1st LANDLOT: 120

TERMS: Cash TOPOGRAPHY: Gentle ridgeline down to mountain cove STREAMS ON PROPERTY: N

DESCRIPTION: **PRETTY WOODED ACREAGE** – 20+/- acres with great circumstances in a scenic area north of town. Gently sloping ridgeline for a great building site and you can see the Blue Ridge Mountains between the trees, trim out for a great view! Tall white pines and oaks highlight blooming rhododendron and open woodlands beneath the canopy. A gentle mountain cove bottom lies on the northern side. The area is quiet and uncluttered and lends a peaceful feel of the Mountains. A fine property for either a permanent residence or weekend retreat and a very reasonable price.

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

SETTING/LAND: A really nice property in a really nice mountain area. Wooded, good building terrain.

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

STREET/ACCESS: County gravel roadway, excellent condition. PLAT/SURVEY AVAILABLE: Yes

DIRECTIONS: From Dahlonega: Take Highway 19 North 2.1 miles, turn right onto Cavenders Creek Road, go 4 miles, turn left onto Town Creek Church Road, go 2.3 miles, turn left onto Frogtown Road, go 1.6 miles bear right onto Lewis School Road, go 0.3 miles turn left onto Fireside Ridge Drive, go 0.2 miles to property on the right.

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