

\$64,900

- 2.43 Acres
- City of Dahlonega
- Two Parcels (Two Homes Possible)
- Soil Test Completed
- Gravel Road
- Underground Power, Internet and City Water Available
- Perfect For Private Residence(s) or Second Home(s)
- Location Is Minutes Away From Downtown Dahlonega Square, UNG, Hiking Trails and More



IN THE CITY of Dahlonega and in a quiet area along a groomed gravel roadway is where you'll find this nicely wooded 2.43 acre tract - split into two parcels so build on it once or twice. City water is across the street along with hi-speed internet and underground power. Terrain is a bit challenging but that's been thought out and the soil test is complete so you're close to pulling a building permit. The area is scenic, it's a great location, and you drive through a really nice neighborhood to get there.



**0 OLD RIVER ROAD
DAHLONEGA, GA 30533**



Access additional information using our QR Code to view dedicated link.

DIRECTIONS: At the traffic light closest to the Downtown Dahlonega Public Square: Take Business U.S. Hwy 19 North 1.5 blocks, turn right onto Wimpy Mill Road, go 0.9 mile turn left onto Sky Country Road, right onto Hyalite Rd E, left onto Cloudland Rd N, left onto Highland Rd S, right onto Old River Road to Dover Realty Sign on the left.

Please call to arrange a private viewing:

Vic Dover 706-265-5855

www.vinsondoverrealty.com