

The Orchard Subdivision
20th Avenue East
Cordele, GA 31015

\$1,540,000
11.230± Acres
Crisp County



The Orchard Subdivision
Cordele, GA / Crisp County

SUMMARY

Address

20th Avenue East

City, State Zip

Cordele, GA 31015

County

Crisp County

Type

Residential Property, Single Family, Lot, Business Opportunity

Latitude / Longitude

31.959506 / -83.763363

Acreage

11.230

Price

\$1,540,000

Property Website

<https://www.mossyoakproperties.com/property/the-orchard-subdivision-crisp-georgia/38779/>



The Orchard Subdivision

Cordele, GA / Crisp County

PROPERTY DESCRIPTION

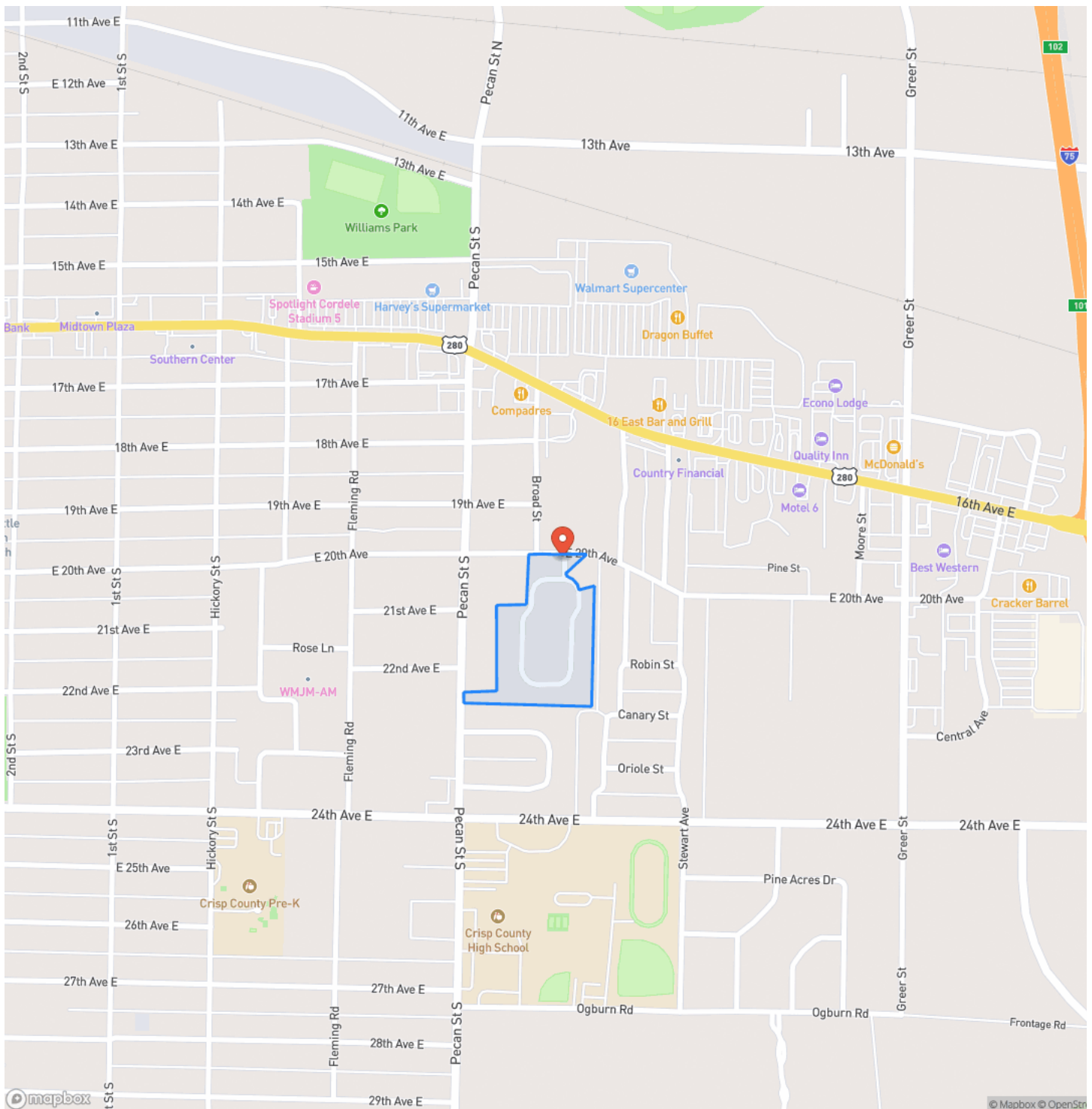
The Orchard Subdivision is a 44 Lot Subdivision located just off of I-75 in Cordele, Ga. Located only a few minutes from anything in Cordele. These lots range in size from .2 -.3 acres. All of the utilities are already in place. The neighborhood is being sold as a whole or single to multiple lots can be purchased at a different price. If the neighborhood is bought as a whole you will also buy the covenants to the neighborhood. This would make a great place to build your new home in The Watermelon Capital of the World! The Orchard is only 7 minutes to Crisp County High School, 3 minutes to Crisp County Middle School, and 5 minutes to Crisp County Elementary School. Located only 20 minutes away from Lake Blackshear, where you can enjoy a weekend on the water with your family! The neighborhood is 35 minutes to Perry, Ga, 40 minutes to Tifton, Ga, 56 minutes to Warner Robins, Ga, 1 hour to Macon, Ga, 1 hour and 20 minutes to Valdosta, Ga, and 2 hours and 20 minutes to Atlanta, Ga. Call Cole Bonner at [229-561-5111](tel:229-561-5111) to schedule your showing appointment today! Property lines in photos are approximate.



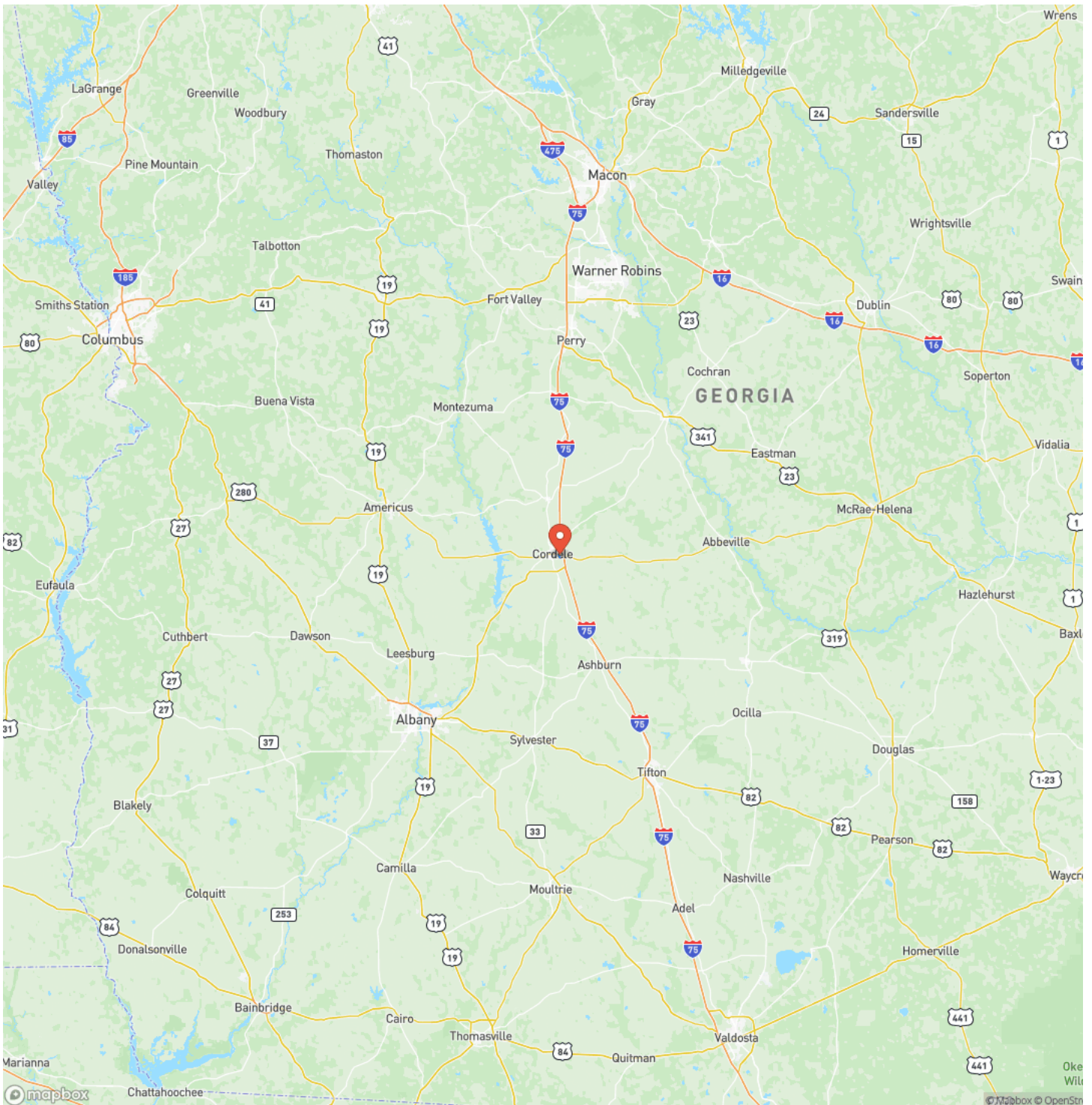
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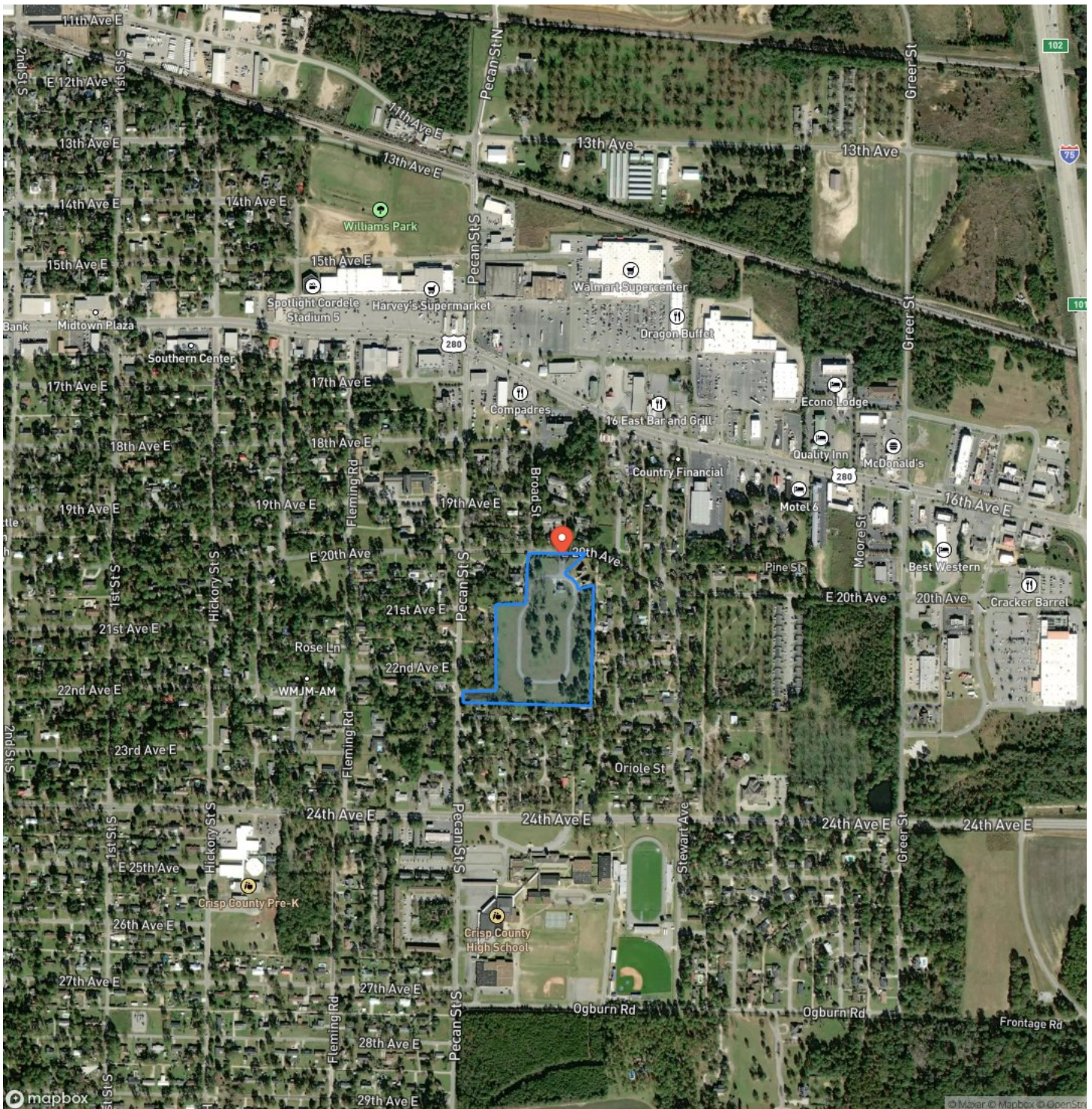
Locator Map



Locator Map



Satellite Map



The Orchard Subdivision Cordele, GA / Crisp County

LISTING REPRESENTATIVE

For more information contact:



Representative

Cole Bonner

Mobile

(229) 561-5111

Office

(850) 973-2200

Email

cbonner@mossyoakproperties.com

Address

145 NW Cantey Avenue

City / State / Zip

Madison, FL 32340

NOTES



MORE INFO ONLINE:

MossyOakProperties.com

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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