

Small Acreage with Little River Frontage
0 Morgan Road
Bremen, GA 30110

\$128,000
16± Acres
Haralson County



Small Acreage with Little River Frontage Bremen, GA / Haralson County

SUMMARY

Address

0 Morgan Road

City, State Zip

Bremen, GA 30110

County

Haralson County

Type

Hunting Land, Recreational Land, Undeveloped Land, Timberland

Latitude / Longitude

33.7804 / -85.116

Acreage

16

Price

\$128,000

Property Website

<https://arrowheadlandcompany.com/property/small-acreage-with-little-river-frontage-haralson-georgia/47362/>



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PROPERTY DESCRIPTION

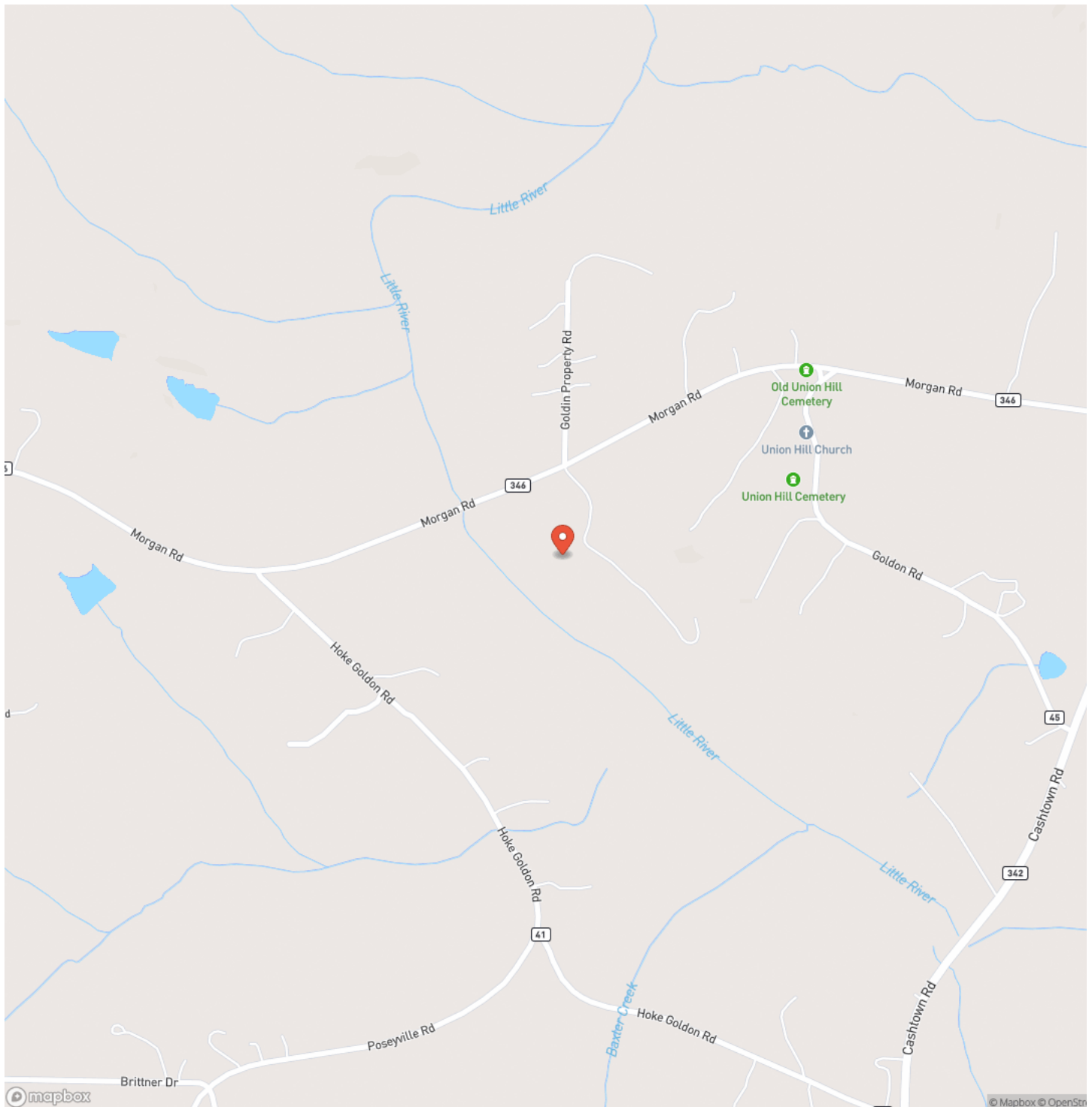
On the outskirts of Bremen, Georgia, this 16+/- acre property offers a blend of natural beauty and convenience. With a substantial road frontage totaling over 500 feet, this parcel provides easy entry points for exploration and development. A nice mix of pines and hardwoods graces the landscape, offering potential for a variety of creative endeavors. The land is a sanctuary for wildlife, making it a haven for nature enthusiasts and hunters alike. Notably, this property enjoys seamless access to utilities, streamlining the process for those looking to bring their visions to life. What sets this property apart is the presence of Little River, which runs through the center, adding a touch of serenity and natural charm. Whether you envision a private retreat or a development endeavor, this 16-acre gem outside Bremen's city limits offers a canvas of boundless potential for your real estate aspirations. This property is a portion of a larger parcel, and the buyer will be responsible for survey expense. True acreage to be determined by survey. This property is also in the 10 year CUPA conservation program which expires December 31, 2026. Buyers will be required to continue the conservation or pay the penalty to take it out. There are also adjoining properties for sale if buyers are interested. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Cal Hardie at [770-296-2163](tel:770-296-2163).



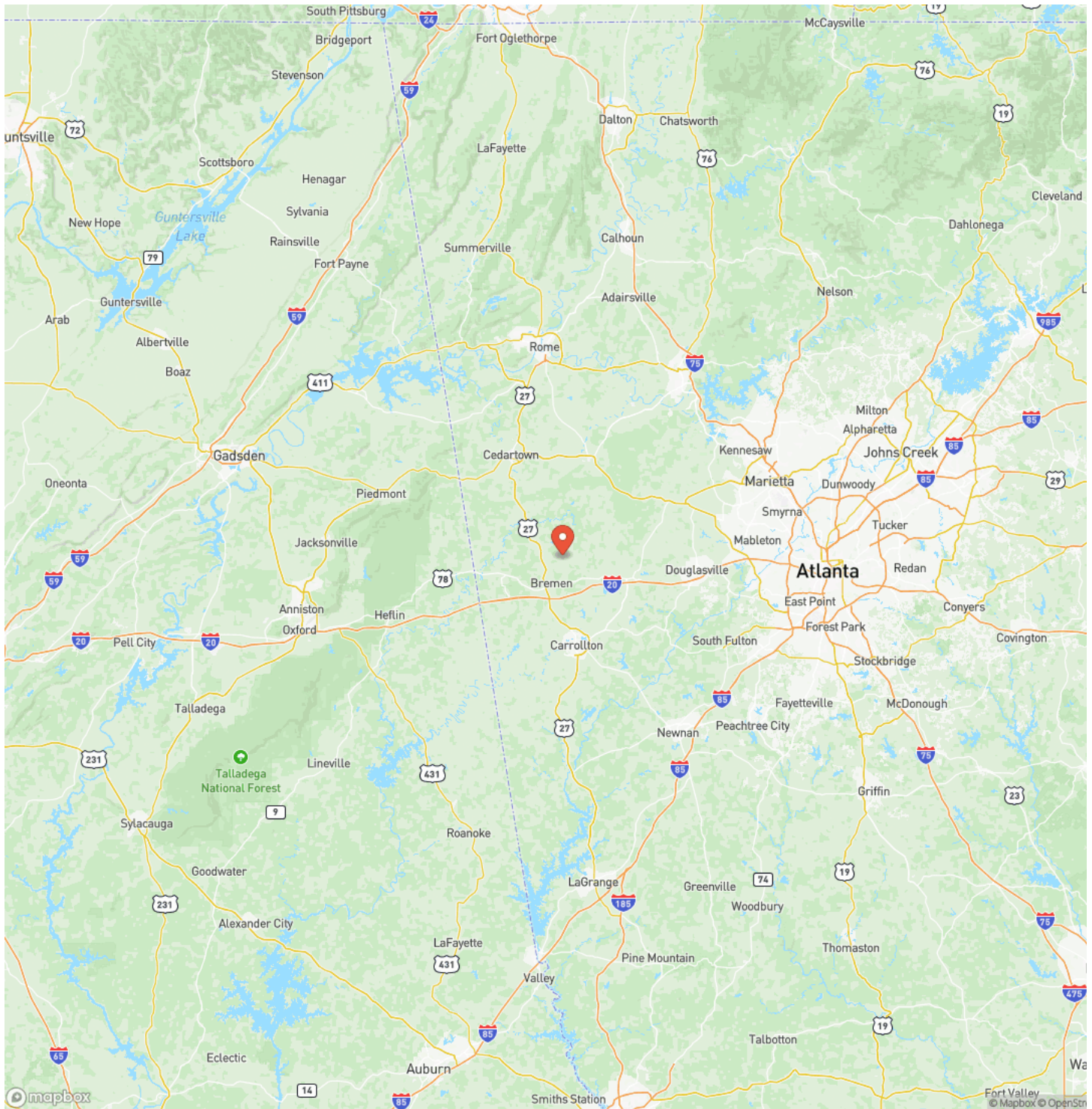
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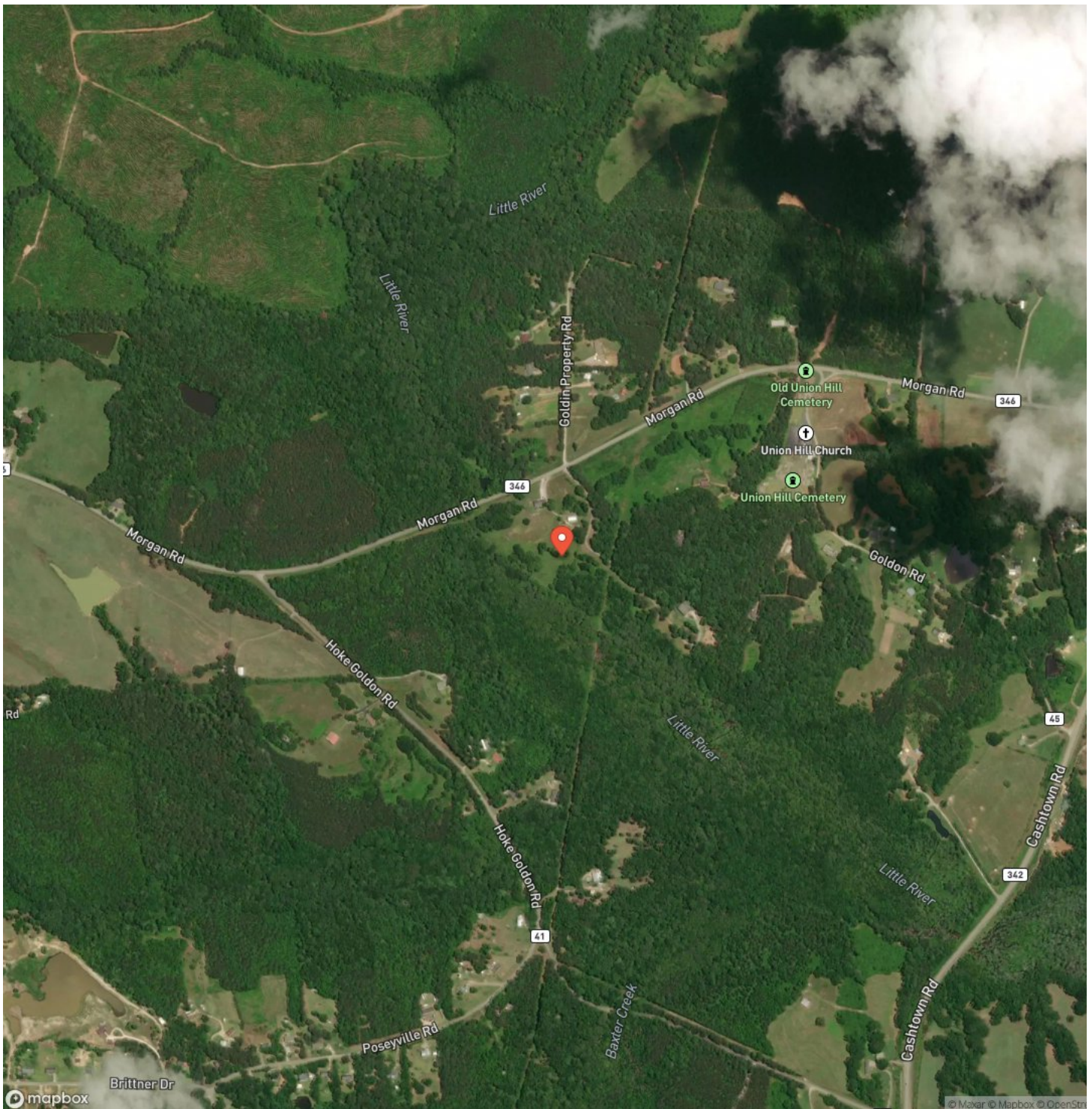
Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

Cal Hardie

Mobile

(770) 296-2163

Email

cal.hardie@arrowheadlandcompany.com

Address

PO Box 201

City / State / Zip

Bremen, GA 30110

NOTES

[illegible]

MORE INFO ONLINE:

www.arrowheadlandcompany.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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