

Charming A-frame Cabin Retreat in Blue Ridge
216 Sourwood Drive
Blue Ridge, GA 30513

\$519,900
1.34± Acres
Fannin County



Charming A-frame Cabin Retreat in Blue Ridge Blue Ridge, GA / Fannin County

SUMMARY

Address

216 Sourwood Drive

City, State Zip

Blue Ridge, GA 30513

County

Fannin County

Type

Residential Property

Latitude / Longitude

34.773257 / -84.24334

Taxes (Annually)

\$590

HOA (Annually)

\$800

Dwelling Square Feet

1,430

Bedrooms / Bathrooms

2 / 2

Acreage

1.34

Price

\$519,900

Property Website

<https://www.garrettlandcompany.com/property/charming-a-frame-cabin-retreat-in-blue-ridge/fannin/georgia/100306/>



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PROPERTY DESCRIPTION

Escape to the North Georgia mountains with this charming A-frame cabin retreat nestled in the peaceful Toccoa Properties gated community. Built in 1969, this cozy mountain getaway offers 2 bedrooms, 2 full bathrooms, and approximately 1,430 square feet of living space designed for relaxation and rustic charm.

The property spans approximately 1.34+/- acres across four tax parcels, offering added privacy and room to enjoy the natural beauty of the surrounding landscape. Utilities include electricity, septic system, and water supplied by the HOA's natural spring through the Toccoa Water Association, with the added bonus of a private well located on the property.

This cabin is being sold fully furnished, making it a turn-key opportunity for a vacation home, mountain getaway, or short-term rental investment.

Located within a quiet, gated mountain community, residents enjoy access to three private fishing lakes and are surrounded by the stunning beauty of the Chattahoochee-Oconee National Forest. Outdoor enthusiasts will appreciate the nearby footpath access to the Toccoa River, perfect for fishing, kayaking, and enjoying the natural surroundings.

Conveniently located just minutes from local favorites including Toccoa River Sandy Bottoms Recreation Area, Toccoa Riverside Restaurant, and Van Zandt's Grill & Grocery, while downtown Blue Ridge - known for its charming shops, restaurants, and mountain attractions - is only about a 30-minute drive away.

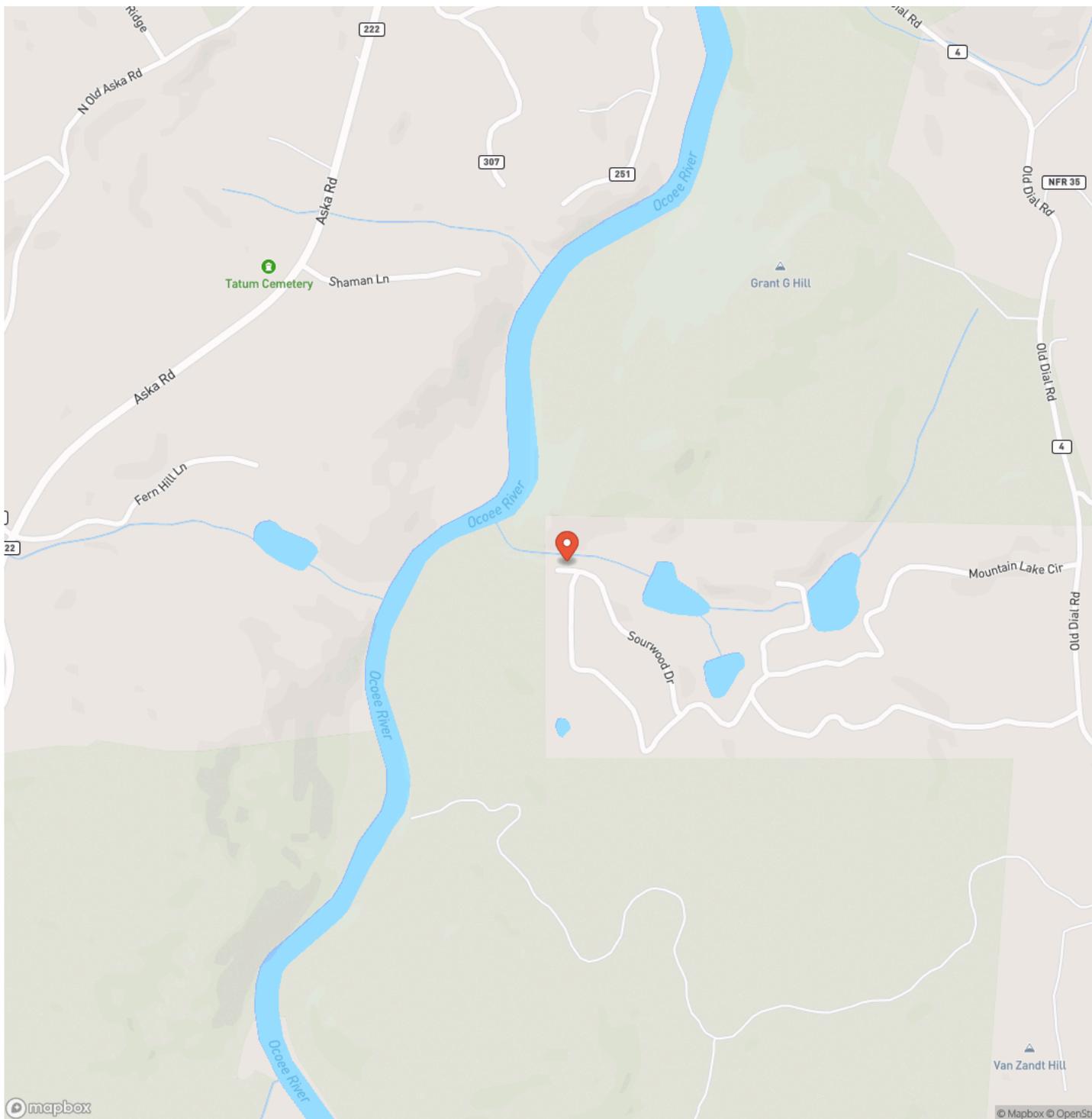
Whether you're searching for a peaceful mountain retreat or a potential income-producing rental property, this classic North Georgia cabin offers the perfect blend of privacy, recreation, and mountain charm.



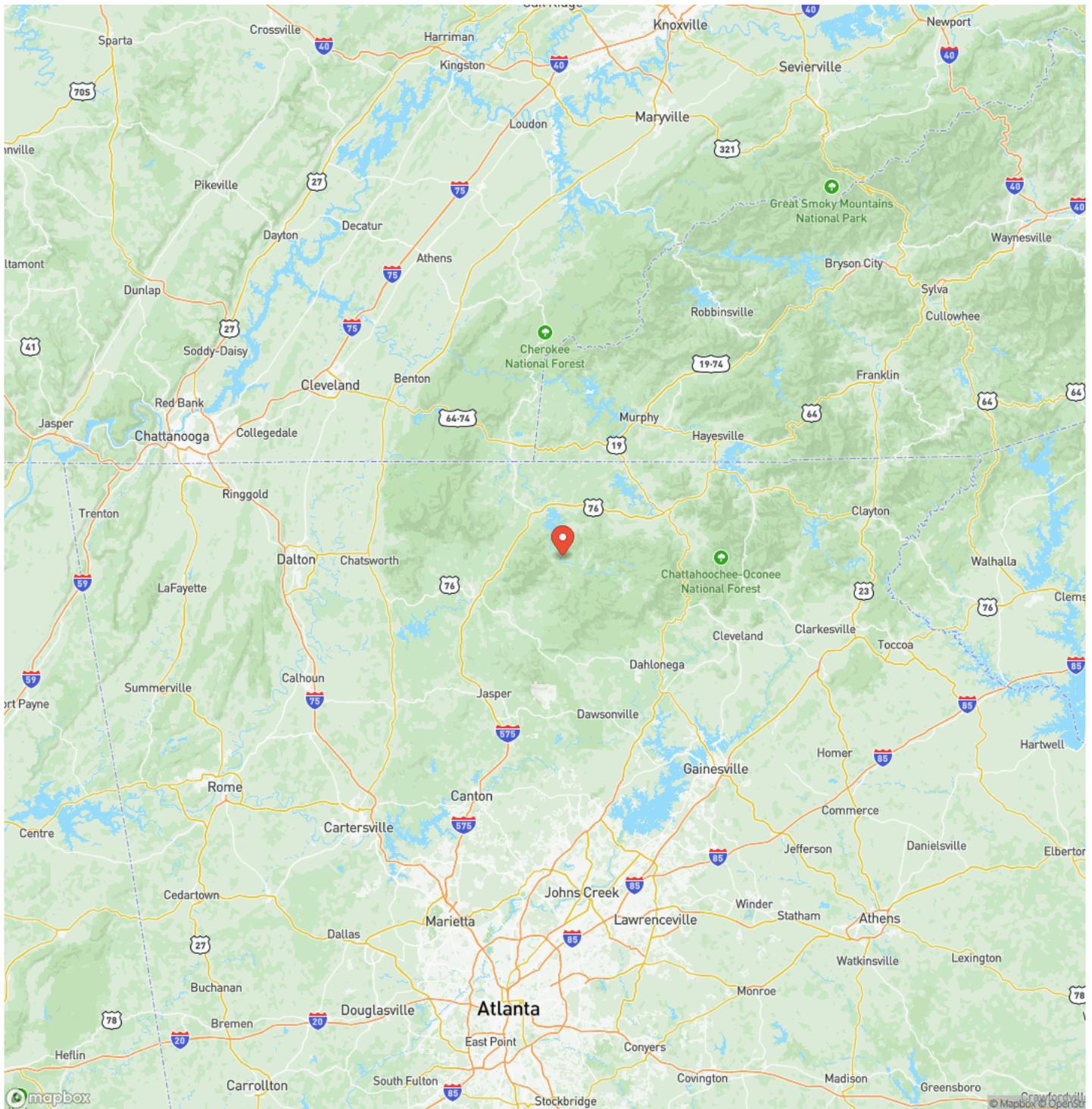
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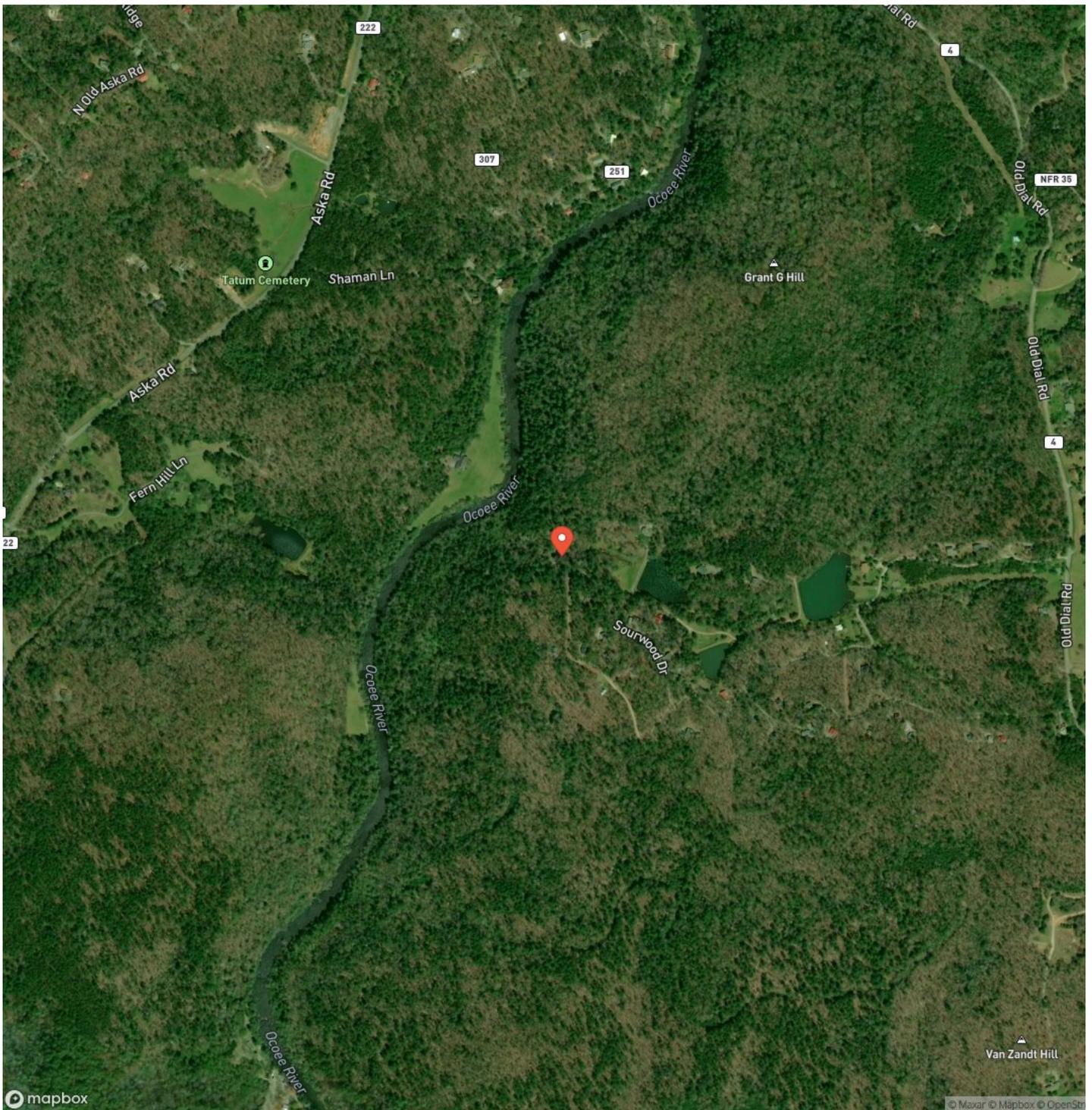
Locator Map



Locator Map



Satellite Map



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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.



Garrett Land Company
119 Felton Dr
Rockmart, GA 30153
(678) 628-3301
<https://www.garrettlandcompany.com/>

