2.1 Acres of Opportunity
Tract 4 Prior Station Road
Cedartown, GA 30125

$19,900
2.1± Acres
Polk County







MORE INFO ONLINE:

https://www.garrettlandcompany.com/

SUMMARY

Address
Tract 4 Prior Station Road

City, State Zip
Cedartown, GA 30125

County
Polk County

Type
Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude
34.0144 / -85.3269

Acreage
2.1

Price
$19,900

Property Website
www.garrettlandcompany.com







PROPERTY DESCRIPTION

When envisioning the perfect place to build your dream home, this 2.1 acres of wooded privacy offers an ideal setting with 745+- feet of road frontage. Imagine your dream home nestled among the trees, where every window offers the sounds of nature provide a soothing soundtrack. This land is not just a blank canvas; it's an opportunity to create a personal sanctuary tailored to your lifestyle and preferences. Whether you envision a rustic cabin or a modern eco-friendly house, the possibilities are endless. And the accessibility of public water, electricity and Spectrum cable/internet ensures a smooth transition from mere land to a fully functioning home. The agricultural zoning ensures that the area maintains its rural charm and prevents over-development, preserving the peaceful atmosphere that makes this property so appealing.

Living in a rural setting does not mean giving up on modern necessities. This property offers easy access to nearby towns and cities, ensuring convenience without sacrificing privacy. You'll find yourself just 25 miles, or approximately 30 minutes, away from both Rome, GA and Carrollton, GA, providing a wealth of opportunities for necessities, schools, healthcare facilities, shopping, dining, and entertainment. Additionally, the property is near Cedartown, GA, which offers its own unique charm and amenities.

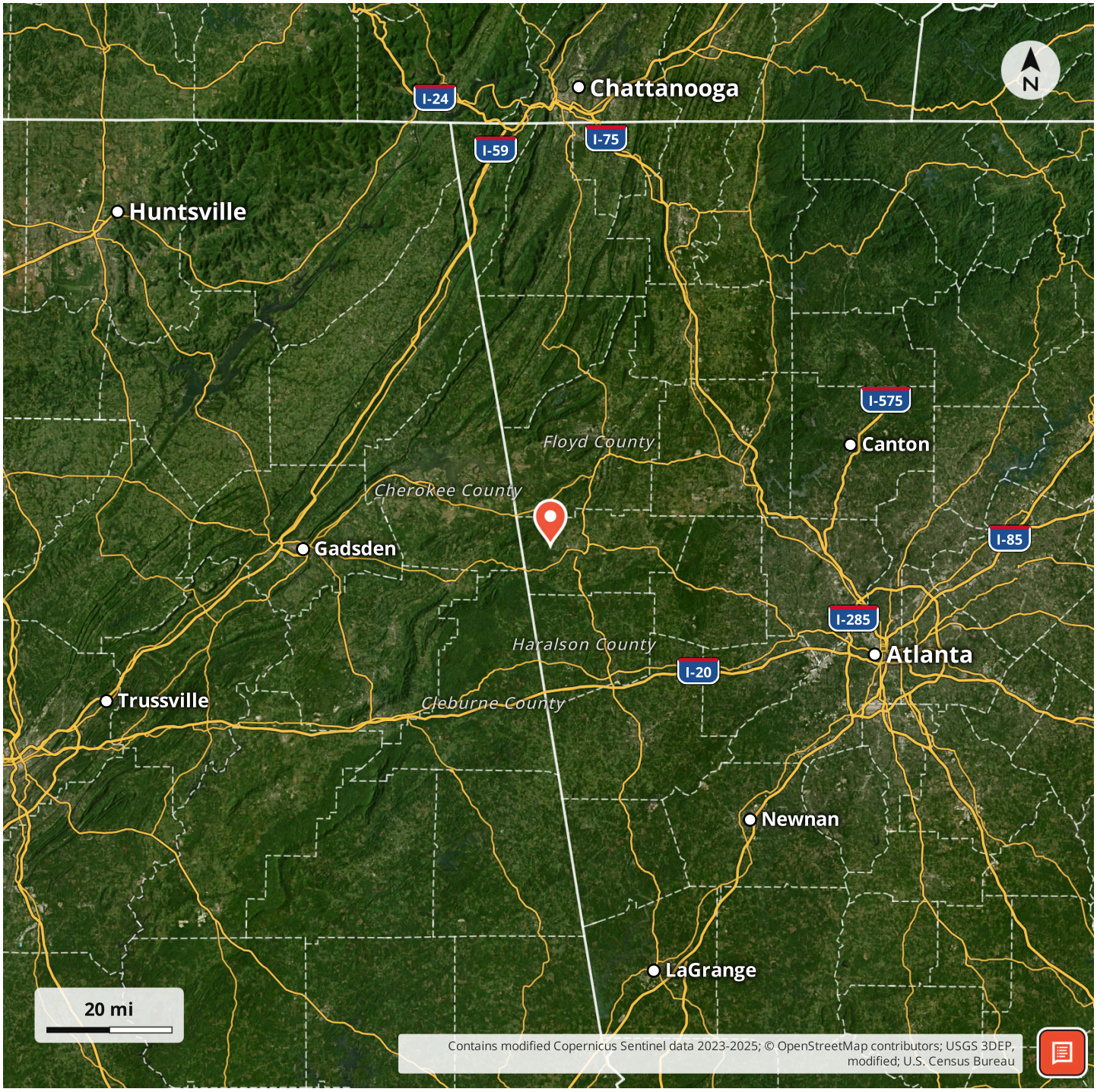
This 2.1-acre wooded property is more than just land; its the beginning of a new chapter, a place where you can build your dream home and create lasting memories. With its perfect blend of privacy, accessibility, and convenience, it offers a unique opportunity for those seeking a harmonious balance between nature and modern living. Whether you're planning to build a family home or a quiet retreat, this land is ready to welcome you to its tranquil embrace.



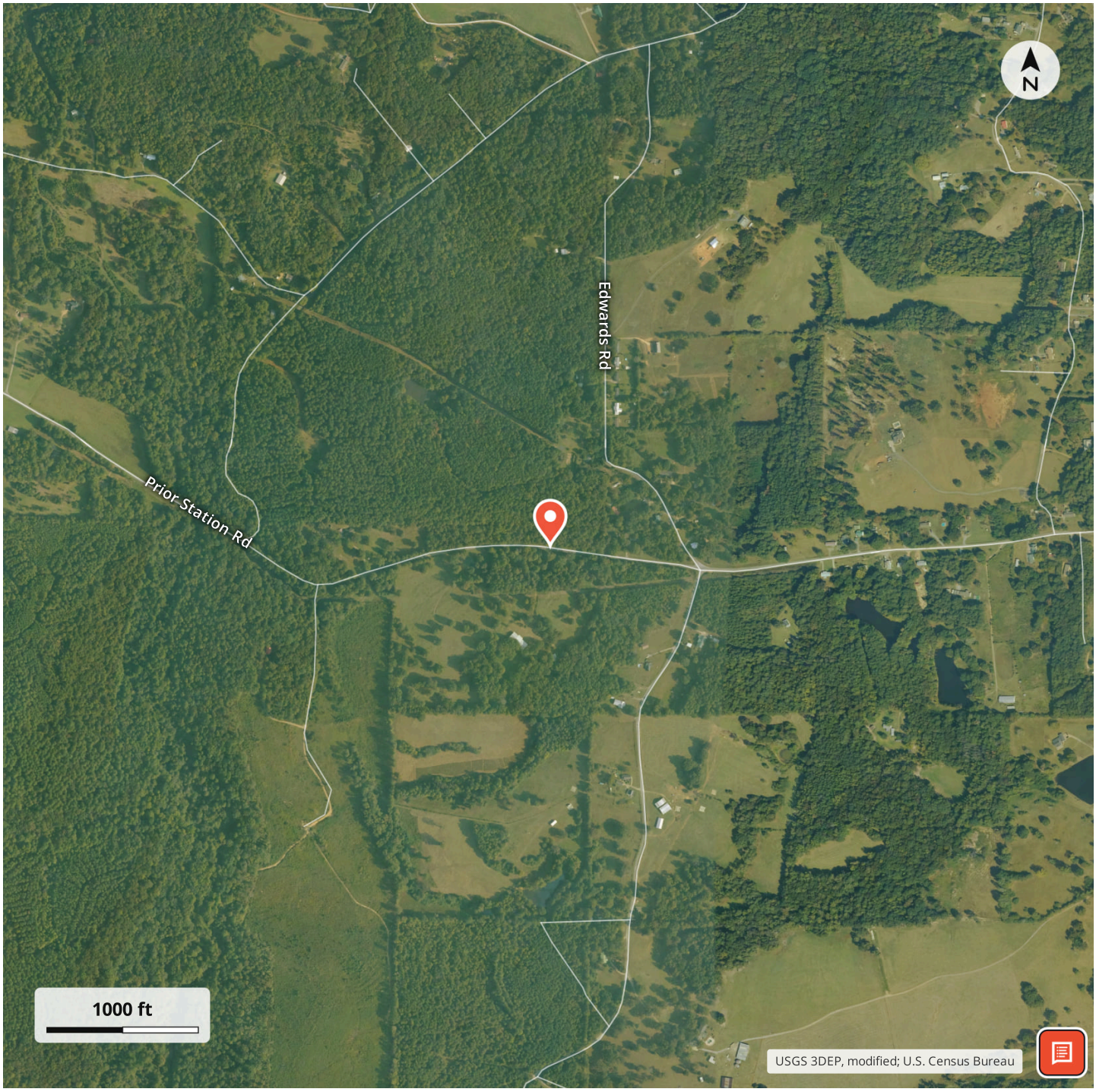




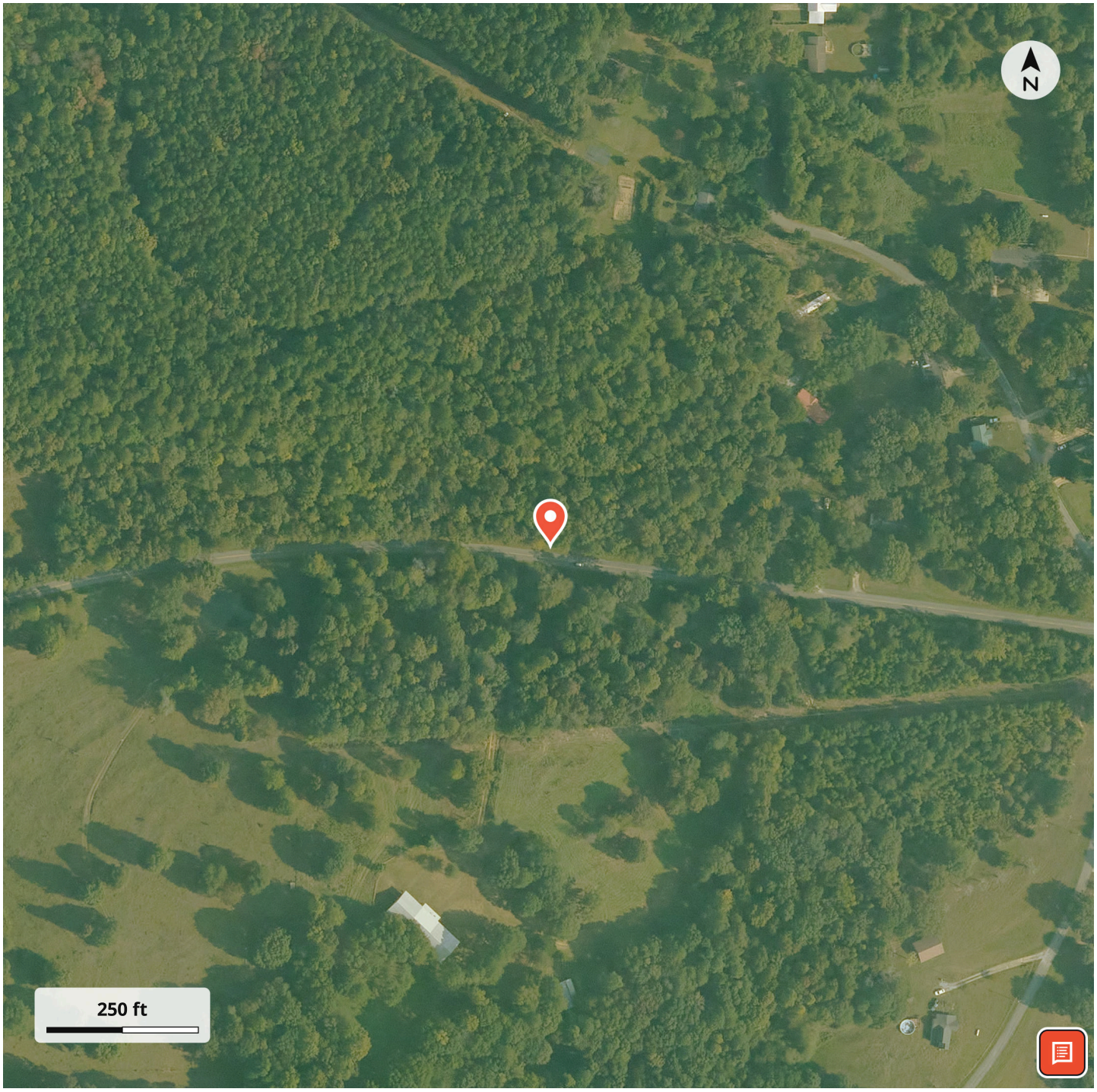

Regional Map



Locator Map


N
Edwards Rd
Prior Station Rd
1000 ft
USGS 3DEP, modified; U.S. Census Bureau

Aerial Map



LISTING REPRESENTATIVE

For more information contact:



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DISCLAIMERS

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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.

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