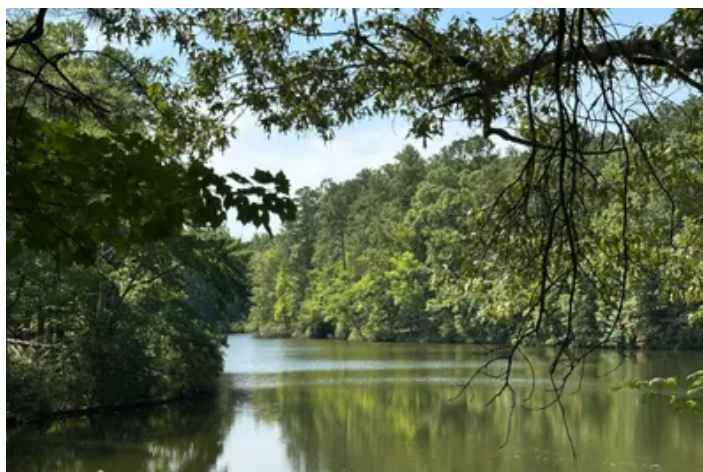
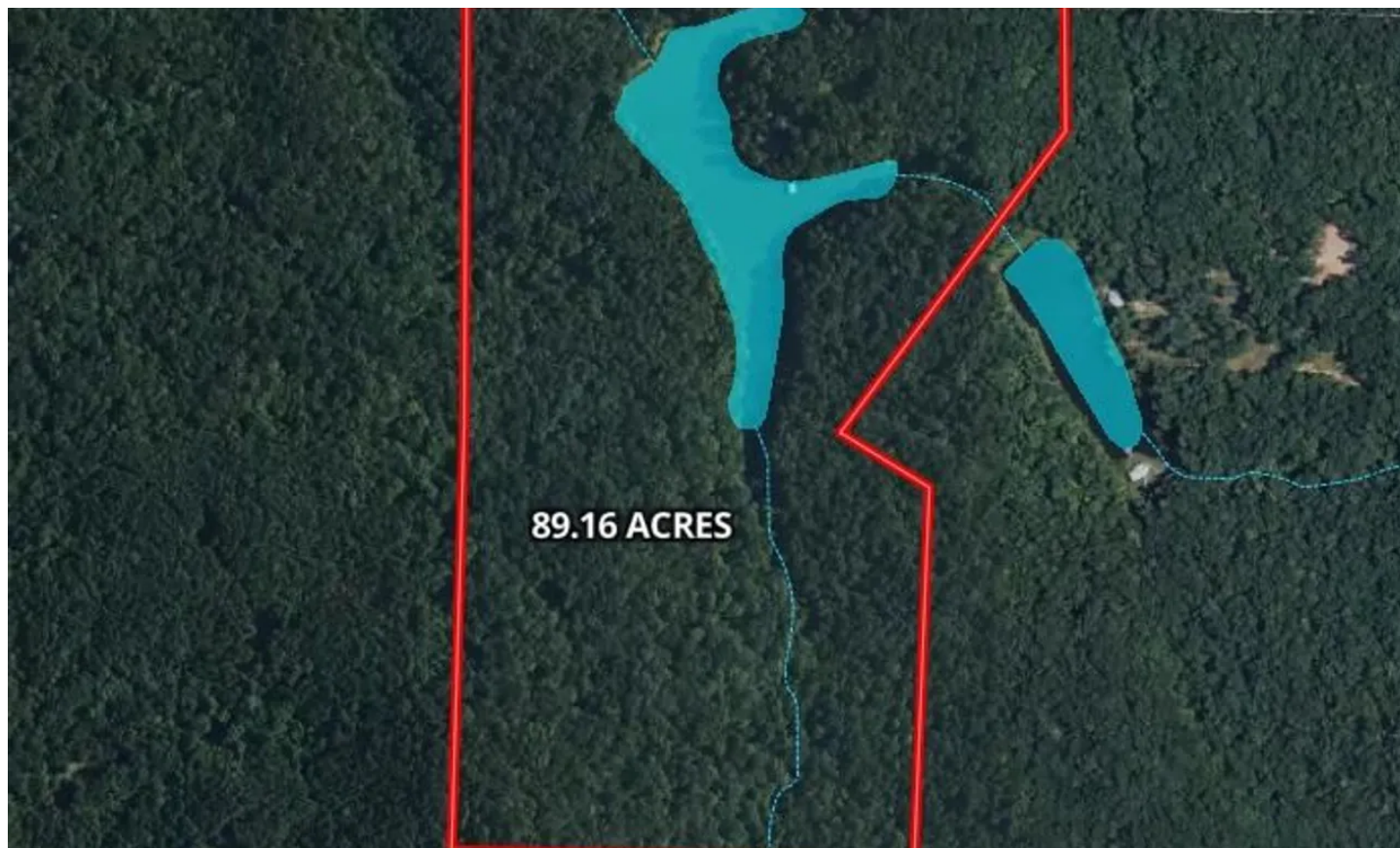


PRIVATE LAKESIDE ESTATE ON 89.16 ACRES
1218 Hightower Road
Cedartown, GA 30125

\$1,225,000
89.16± Acres
Polk County



PRIVATE LAKESIDE ESTATE ON 89.16 ACRES
Cedartown, GA / Polk County

SUMMARY

Address

1218 Hightower Road

City, State Zip

Cedartown, GA 30125

County

Polk County

Type

Residential Property, Single Family, Lakefront

Latitude / Longitude

33.930113 / -85.165464

Taxes (Annually)

\$7,134

Dwelling Square Feet

2,881

Bedrooms / Bathrooms

3 / 3

Acreage

89.16

Price

\$1,225,000

Property Website

<https://www.garrettlandcompany.com/property/private-lakeside-estate-on-89-16-acres-polk-georgia/116067/>



PRIVATE LAKESIDE ESTATE ON 89.16 ACRES

Cedartown, GA / Polk County

PROPERTY DESCRIPTION

Discover a truly exceptional private retreat nestled on 89.16 acres of beautiful land, complete with a private stocked lake, boat dock, pontoon boat, waterfall, and breathtaking views. A gated private drive leads you into a secluded setting where nature and comfortable living come together.

The 2,881-square-foot home offers three bedrooms and four full bathrooms, along with a full basement and an abundance of distinctive architectural character. As you enter, you are welcomed into an impressive music room/den featuring elegant arched windows overlooking the property's beautiful gondola and lake setting.

The heart of the home is the spacious open-concept kitchen, living, and dining area, highlighted by gorgeous wood paneling, exposed wooden beams, and two fireplaces on the main level. The large kitchen offers generous countertops, an oversized island, and an abundance of windows that bring in natural light while showcasing the surrounding scenery. A charming sunroom provides an additional space to relax and enjoy the peaceful setting.

The primary suite is designed to take full advantage of the lake views, with direct access to the upper deck. The primary bathroom features a luxurious Jacuzzi tub, while another full bathroom on the main level offers a convenient stand-up shower.

Outdoor living is truly spectacular, with both an upper deck and lower patio overlooking the lake. Spend your days fishing, boating, entertaining, or simply enjoying the tranquility of your own private waterfront. The stocked lake, boat dock, and pontoon boat make enjoying the water effortless, while the waterfall adds another picturesque feature to this remarkable property.

The third bedroom is located in a separate apartment above the garage, offering exceptional flexibility for guests, extended family, or a private living space. This spacious apartment includes a sitting area, dining area, kitchen, and full bathroom with a stand-up shower.

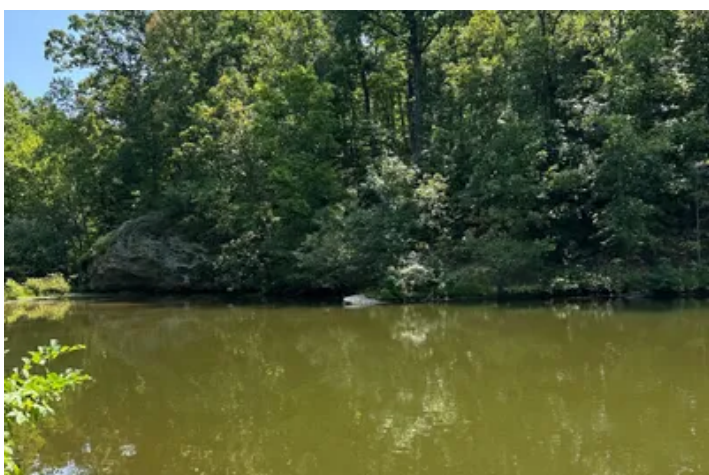
A full basement provides additional space and includes a third fireplace, offering endless possibilities for recreation, hobbies, storage, or future finishing.

The property is serviced by well water, with electricity available, and the gated private drive provides an added sense of privacy and security.

From the peaceful lake and stocked fishing waters to the waterfall, gondola, mature natural surroundings, and character-filled home, this is more than a residence—it is a private destination. Whether you're searching for a family retreat, recreational property, homestead, or one-of-a-kind waterfront estate, this 89.16-acre property offers an extraordinary opportunity to own a truly special piece of land.



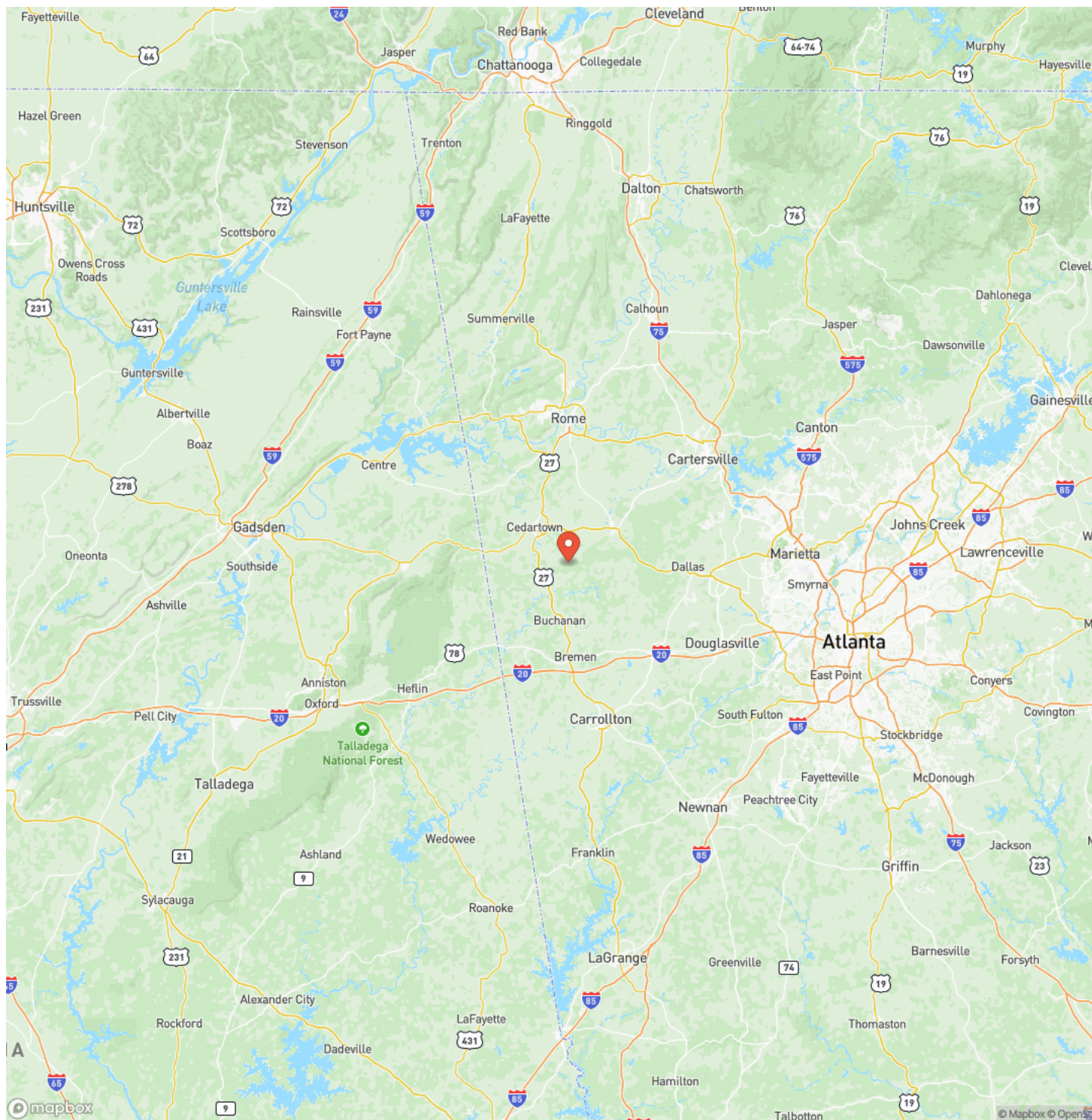
PRIVATE LAKESIDE ESTATE ON 89.16 ACRES
Cedartown, GA / Polk County



Locator Map



Locator Map



Satellite Map



PRIVATE LAKESIDE ESTATE ON 89.16 ACRES
Cedartown, GA / Polk County

LISTING REPRESENTATIVE

For more information contact:



Representative

Mike Garrett

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NOTES



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<https://www.garrettlandcompany.com/>

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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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