67 Polk Lane, Dallas GA 13.5 Acres in Paulding County, GA
67 Polk Lane
Dallas, GA 30132

$1,497,000
13.5± Acres
Paulding County







MORE INFO ONLINE:

https://www.garrettlandcompany.com/

SUMMARY

Address
67 Polk Lane

City, State Zip
Dallas, GA 30132

County
Paulding County

Type
Residential Property, Single Family

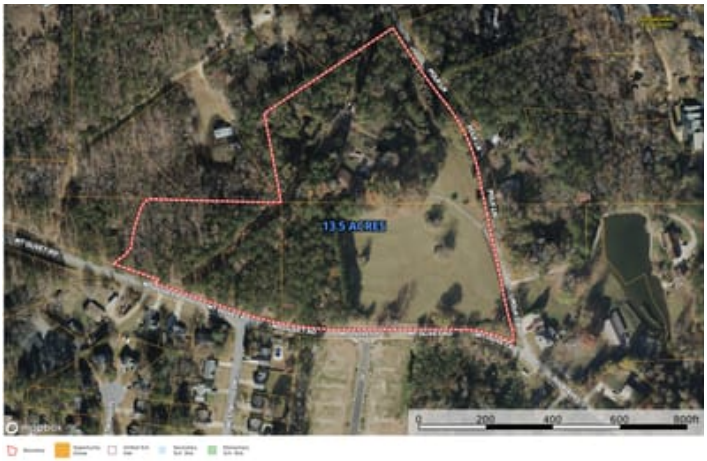
Latitude / Longitude
33.9316 / -84.8488

Bedrooms / Bathrooms
3 / 2

Acreage
13.5

Price
$1,497,000

Property Website
www.garrettlandcompany.com







PROPERTY DESCRIPTION

Discover an exceptional opportunity for subdivision development with this expansive 13.5-acre property located in Paulding County, Georgia. With its strategic location and ready access to public utilities, this parcel is perfectly suited for developers looking to create a thriving residential community. A 3 bedroom/2 bath/2230 SF all brick ranch home and detached garage is currently on the property.

Paulding County offers a unique blend of suburban tranquility and urban convenience. The area is known for its friendly communities, excellent schools, and a growing economy, making it an attractive destination for families and individuals alike.This property's location ensures that future residents will enjoy:

- Excellent schools nearby; Northside Elementary, Jones Middle and Paulding County High
- A variety of shopping centers, restaurants, and cafes within a short drive
- Access to parks, hiking trails, and community recreation centers
- Major Highways: Only 5 miles to Highway 278 and 12 miles to Interstate 20
  Atlanta Access: Just 30 miles to downtown Atlanta, allowing for easy commutes
  Walking Distance to Downtown Dallas: 1.2 miles

The property's size and location make it ideal for creating a sought-after residential subdivision. The land's size and layout offer ample room for designing a variety of home styles and community amenities, catering to the diverse needs of future residents. Potential development ideas include:

- Single-Family Homes: Design a neighborhood with spacious lots and modern homes
- Townhomes: Develop a community with low-maintenance living options for families and professionals
- Mixed-Use Development: Incorporate commercial spaces to support a vibrant community atmosphere

This 13.5-acre property in Paulding County, GA, presents an unparalleled opportunity for developers seeking to capitalize on the growing demand for housing in a desirable area. With its prime, convenient location, complete public utility services including sewer nearby, and vast development potential, this property is poised to become a thriving new community. Don't miss the chance to be part of Paulding County's exciting future.

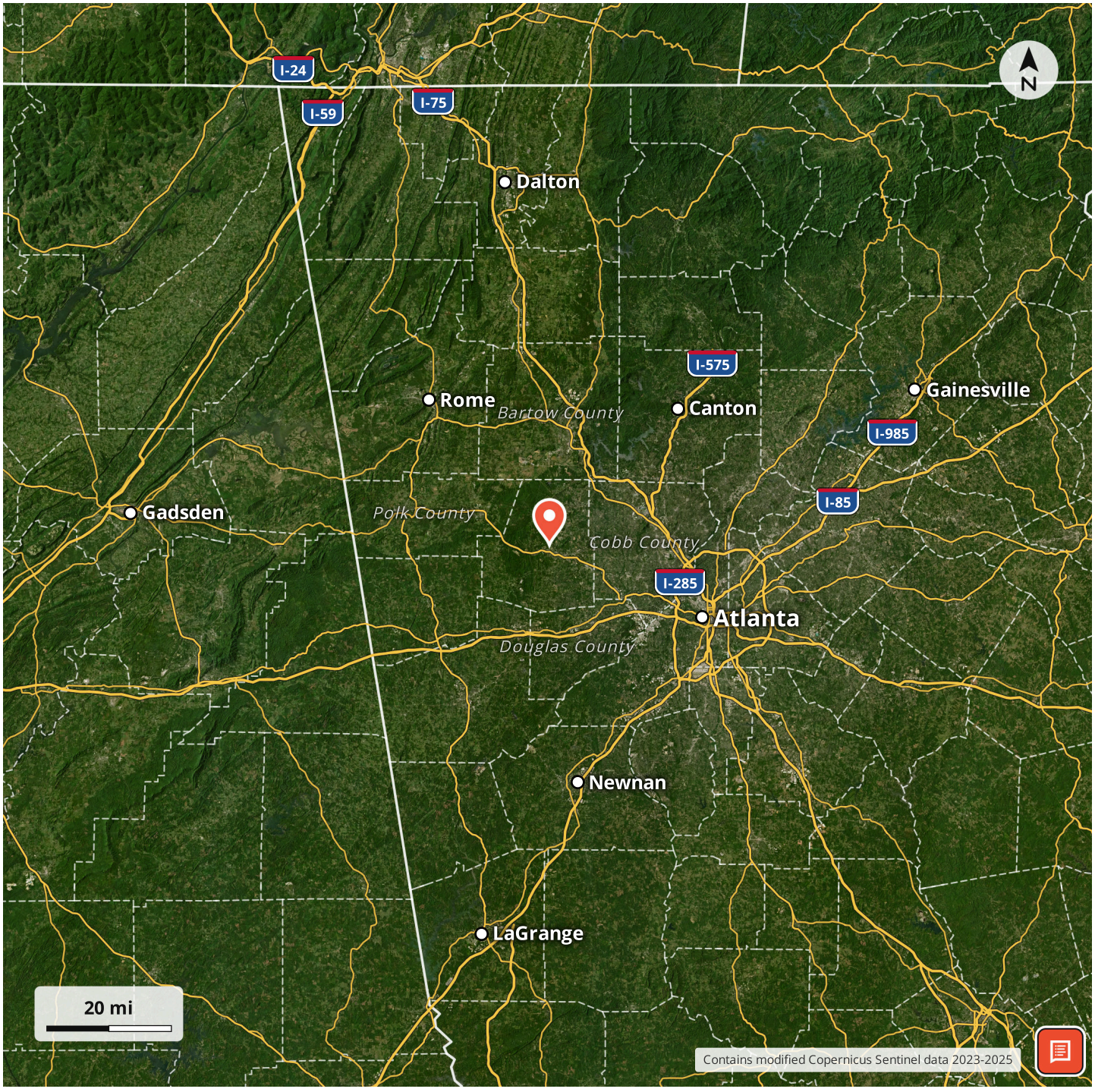
Parcel # 116.1.4.009.0000 & 116.1.4.007.0000 Paulding County



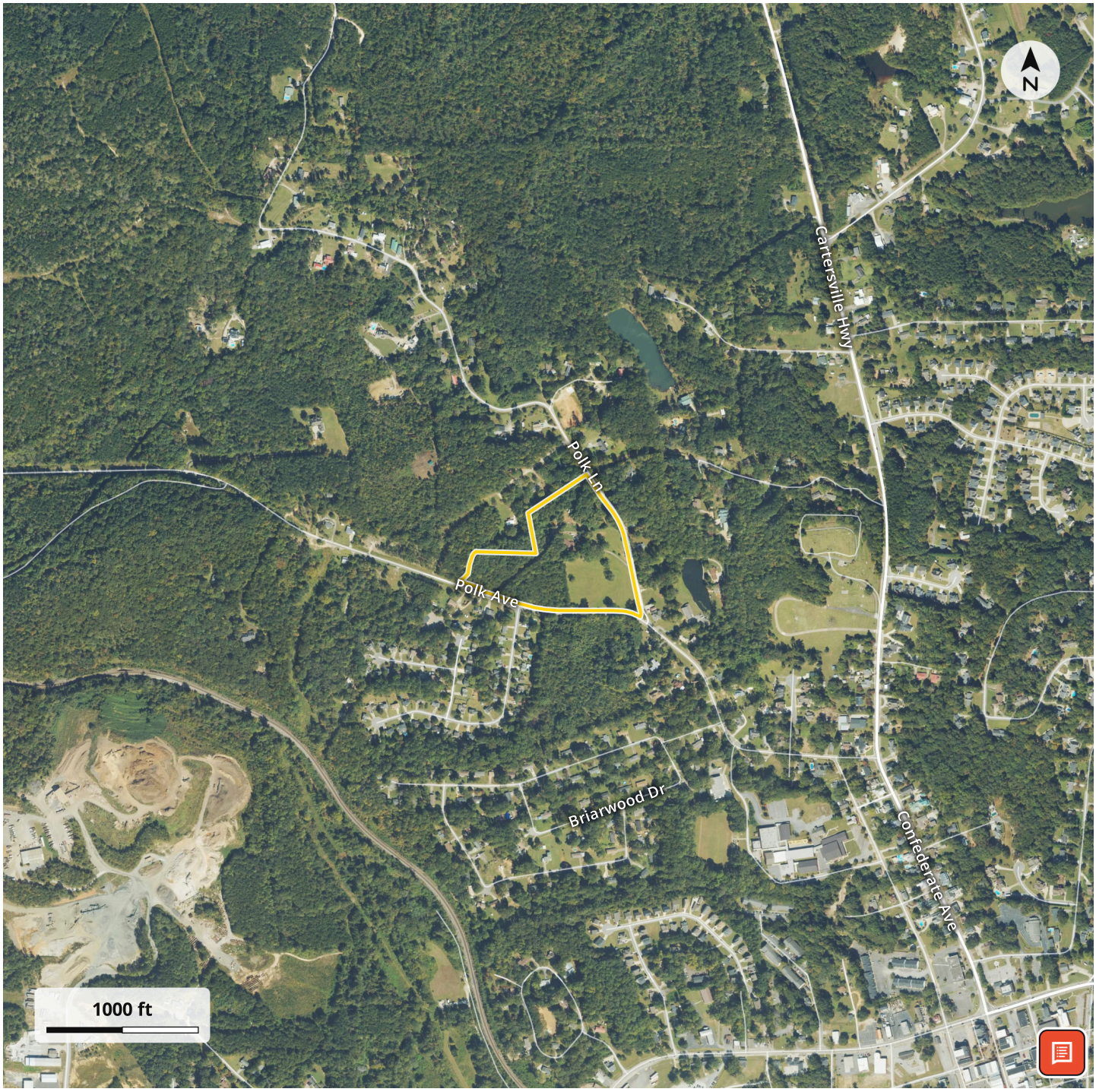





Regional Map



Locator Map


N
Cartersville Hwy
Polk Ln
Polk Ave
Briarwood Dr
Confederate Ave
1000 ft

Aerial Map



LISTING REPRESENTATIVE

For more information contact:



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NOTES

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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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