

1448 Bohannon Road
1448 Bohannon Road
Grantville, GA 30220

\$424,000
5.42± Acres
Coweta County



**1448 Bohannon Road
Grantville, GA / Coweta County**

SUMMARY

Address

1448 Bohannon Road null

City, State Zip

Grantville, GA 30220

County

Coweta County

Type

Residential Property

Latitude / Longitude

33.265666 / -84.862173

Dwelling Square Feet

2,464

Bedrooms / Bathrooms

3 / 3

Acreage

5.42

Price

\$424,000



PROPERTY DESCRIPTION

Motivated Sellers. Priced below appraisal, this 3-bedroom, 3-bathroom, 2,464 sq. ft. waterfront property on 5.42+/- acres offers quiet country living and exceptional privacy. A large front porch with a daybed swing welcomes you home. Inside, the main level features an open-concept living space with new flooring, tongue-and-groove ceilings, and a cozy gas fireplace, along with a newly remodeled kitchen, a full bathroom, and a dedicated laundry room. Also located on the main level, the primary suite includes a walk-in shower, double vanity, and a walk-in closet. The lower level is a walkout basement that expands the home's functionality with an additional bedroom, a second bedroom or flex space, a full bathroom, a secondary laundry area, an open living space, and a kitchenette-style area centered around a functioning potbelly stove. Overlooking a private, manmade lake stocked with bass, bream, and catfish, the home offers the opportunity to fish from your own private swim dock or enjoy views of a pair of eagles nesting nearby. Outdoor living is equally inviting with a fenced backyard, above-ground pool, and an upper-level deck complete with an outdoor television, all conveniently located just 4 minutes from historic Grantville and 20 minutes from downtown Newnan.

Property Highlights

- 5.42-acre waterfront property
- Manmade lake stocked with bass, bream, and catfish
- Private swim dock

Home Details

- 3 bedrooms | 3 bathrooms
- 2,464 sq ft
- Built in 1989, remodeled in 2022
- New HVAC
- Two fireplaces. One gas and one fully functioning Potbelly stove

Outdoor Features

- Second-story deck overlooking the lake with wall-mounted outdoor television
- Front porch with a daybed porch swing
- Concrete patio off the walkout basement
- Above-ground pool
- Fenced backyard
- Covered carport and storage area

Location

- 4-minute drive to historic Grantville
- 20-minute drive to downtown Newnan

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Locator Map



Satellite Map



DISCLAIMERS

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Mossy Oak Properties Legacy Realty Services

1026 Ball Street

Perry, GA 31069

(478) 988-0039

<https://mossyoakproperties.com/>

