

335 Acres in Roopville, GA | Stagg Valley Farms  
2199 Roosterville Road  
Roopville, GA 30170

**\$3,350,000**  
335± Acres  
Heard County



**335 Acres in Roopville, GA | Stagg Valley Farms**  
**Roopville, GA / Heard County**

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**SUMMARY**

**Address**

2199 Roosterville Road

**City, State Zip**

Roopville, GA 30170

**County**

Heard County

**Type**

Hunting Land, Business Opportunity, Timberland, Farms,  
Recreational Land

**Latitude / Longitude**

33.420018 / -85.194021

**Acreage**

335

**Price**

\$3,350,000

**Property Website**

<https://thelandcrafters.com/detail/335-acres-in-roopville-ga-stagg-valley-farms-heard-georgia/86510/>



## PROPERTY DESCRIPTION

# Stagg Valley Farms: Premier 335-Acre Estate Near Atlanta

Discover **Stagg Valley Farms**, a breathtaking 335-acre property blending luxury, recreation, and income potential, and just a short drive from Atlanta. This extraordinary property is a rare opportunity for outdoor enthusiasts, investors, or those seeking a private retreat.

## Property Highlights

- **Luxurious Amenities:** Features a grand entertainment lodge, four charming farm-style tiny houses, a sparkling pool, and meticulously landscaped grounds, perfect for relaxation or hosting unforgettable events. This is a total lock and key, ready to go on day one property with all furniture, furnishings, equipment, etc needed, just bring clothes.
- **Recreational Paradise:** Enveloped by a high fence, this haven offers prime hunting for deer, red stag, and wing shooting, set against stunning woods, meadows, valleys, rock bottom streams, and a serene pond.
- **Income Opportunities:** The property includes a gorgeous lodge, 4 tiny houses, and over 14,000 sq ft in two like new greenhouses on 335 acres of diverse, scenic property. With the proper county permits there are numerous unique income producing possibilities.
- **Equestrian & Livestock Potential:** Expansive open fields, creeks, and pastures create an idyllic setting for horses, cattle, or scenic trail rides or hiking exploration. Also includes a shop work building for all maintenance.
- **Guest Accommodations:** Four beautifully appointed guest houses offer luxurious comfort for family, friends, or paying guests, enhancing the property's appeal for personal or business use.
- **Total lock and key property:** Includes all furniture, furnishing, equipment, tents, chairs, supplies, shooting houses, stands, feeders and way too much to list. Ready to go day one including the manpower to run operations.

## Endless Possibilities

Whether you dream of a private retreat, a thriving event venue, or a hunting and agricultural estate, Stagg Valley Farms delivers unmatched versatility. The property's natural beauty, combined with its income-generating potential, makes it perfect for those seeking a luxurious lifestyle or a strategic investment.

## Seize This Opportunity

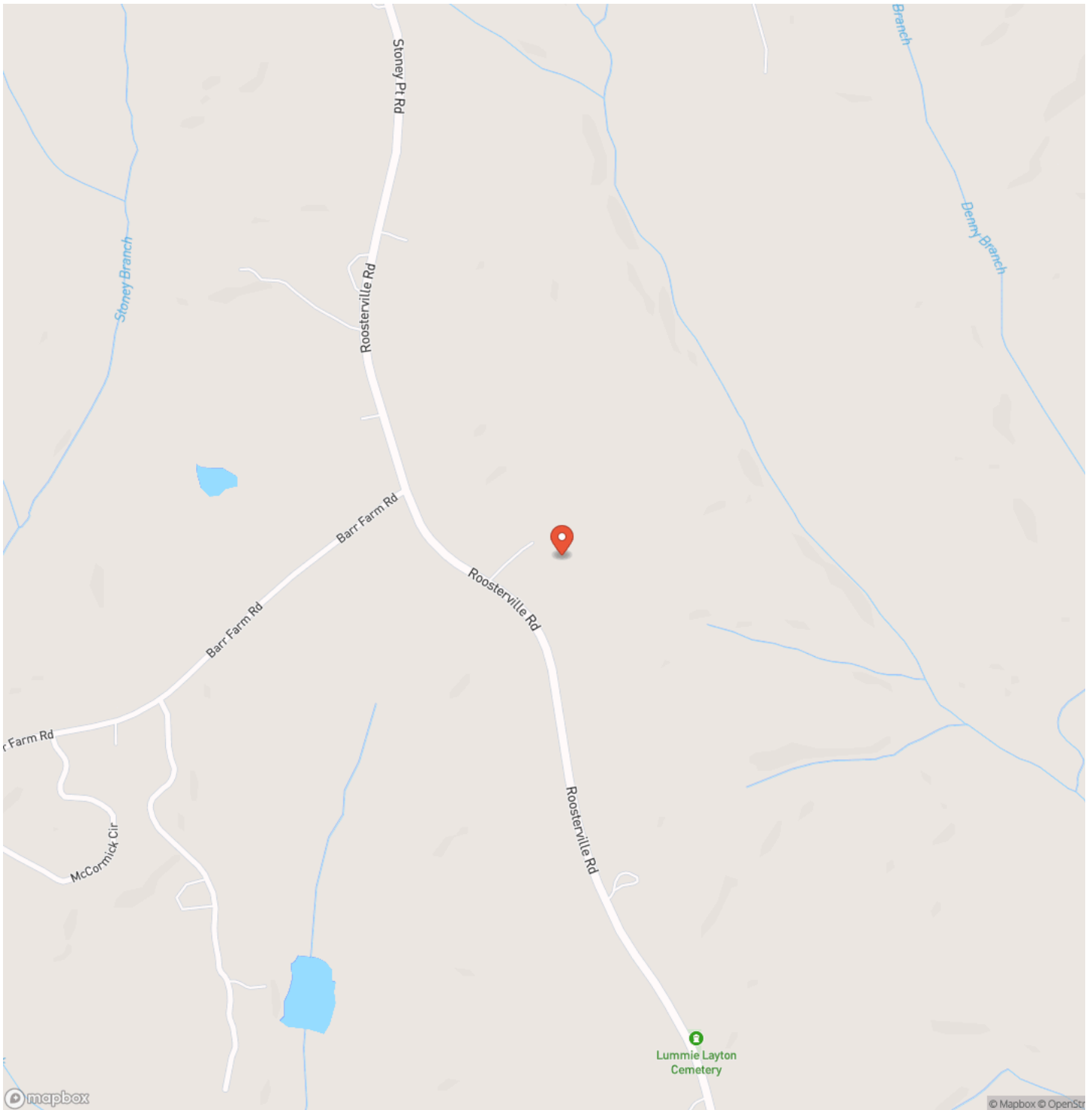
Stagg Valley Farms is more than a property—it's a lifestyle. Enjoy the tranquility of rolling meadows, host memorable gatherings, or build a flourishing business. Schedule a private tour today to experience this one-of-a-kind property!

*Contact us for details on zoning, permits, and viewing appointments*

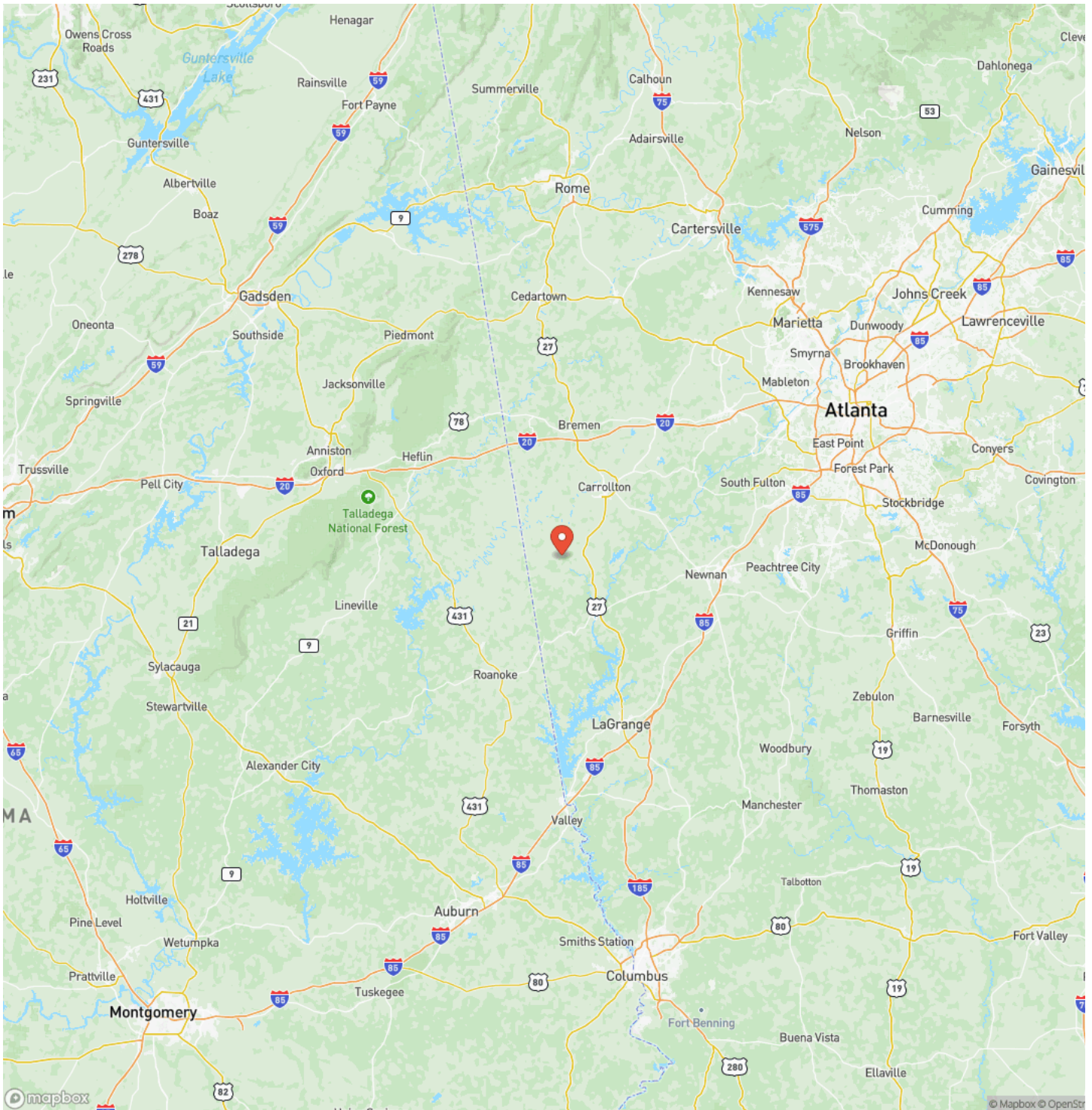
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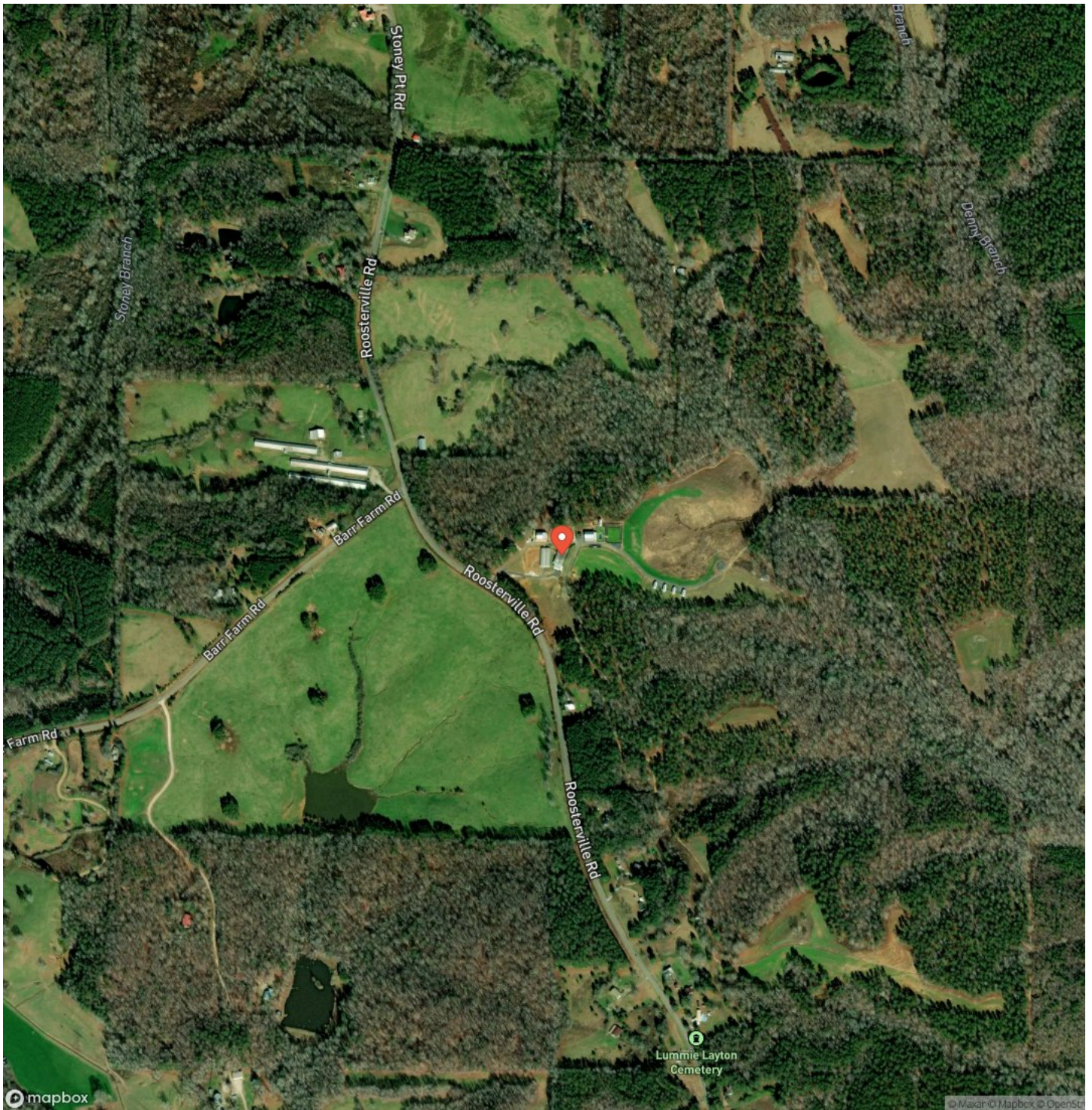
## Locator Map



## Locator Map



## Satellite Map



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**Roopville, GA / Heard County**

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Dale Walker

## Mobile

(334) 202-8300

## Office

(334) 277-6501

## Email

[dwalker@mossyoakproperties.com](mailto:dwalker@mossyoakproperties.com)

## Address

4373 Marler Road

## City / State / Zip

## NOTES

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## This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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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**Mossy Oak Properties Alabama Land Crafters**

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[www.thelandcrafters.com](http://www.thelandcrafters.com)

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