

Great hunting and beautiful creek
6220 SR-102
Warthen, GA 31094

\$215,000
66.340± Acres
Washington County



**Great hunting and beautiful creek
Warthen, GA / Washington County**

SUMMARY

Address

6220 SR-102

City, State Zip

Warthen, GA 31094

County

Washington County

Type

Hunting Land, Undeveloped Land, Recreational Land

Latitude / Longitude

33.172617 / -82.746326

Acreage

66.340

Price

\$215,000

Property Website

<https://www.mossyoakproperties.com/property/great-hunting-and-beautiful-creek-washington-georgia/52314/>



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PROPERTY DESCRIPTION

Beautiful and affordable wooded property with flowing creek that is great for recreation or future homeplace. Combination of upland and bottomland habitat. Located less than 20 min north of Sandersville.

Features Include:

- Small 375 sq' hunting cabin with bath, sleeping and kitchen area. Well, power and septic
- Camper hookups
- Property has frontage on Hwy 102 in two locations, allowing easy access into this property
- Year round flowing creek with frontage on both sides
- Great hunting
- Wooded areas consist of pine/hardwood upland and bottomland mix
- Topography consists of high and dry rolling terrain that slopes down to the flat bottomland/wetland area
- Opposite side of the small cabin sits an 1120 sq' unfinished cabin that overlooks a beautiful hardwood bottom area. Power is already in place

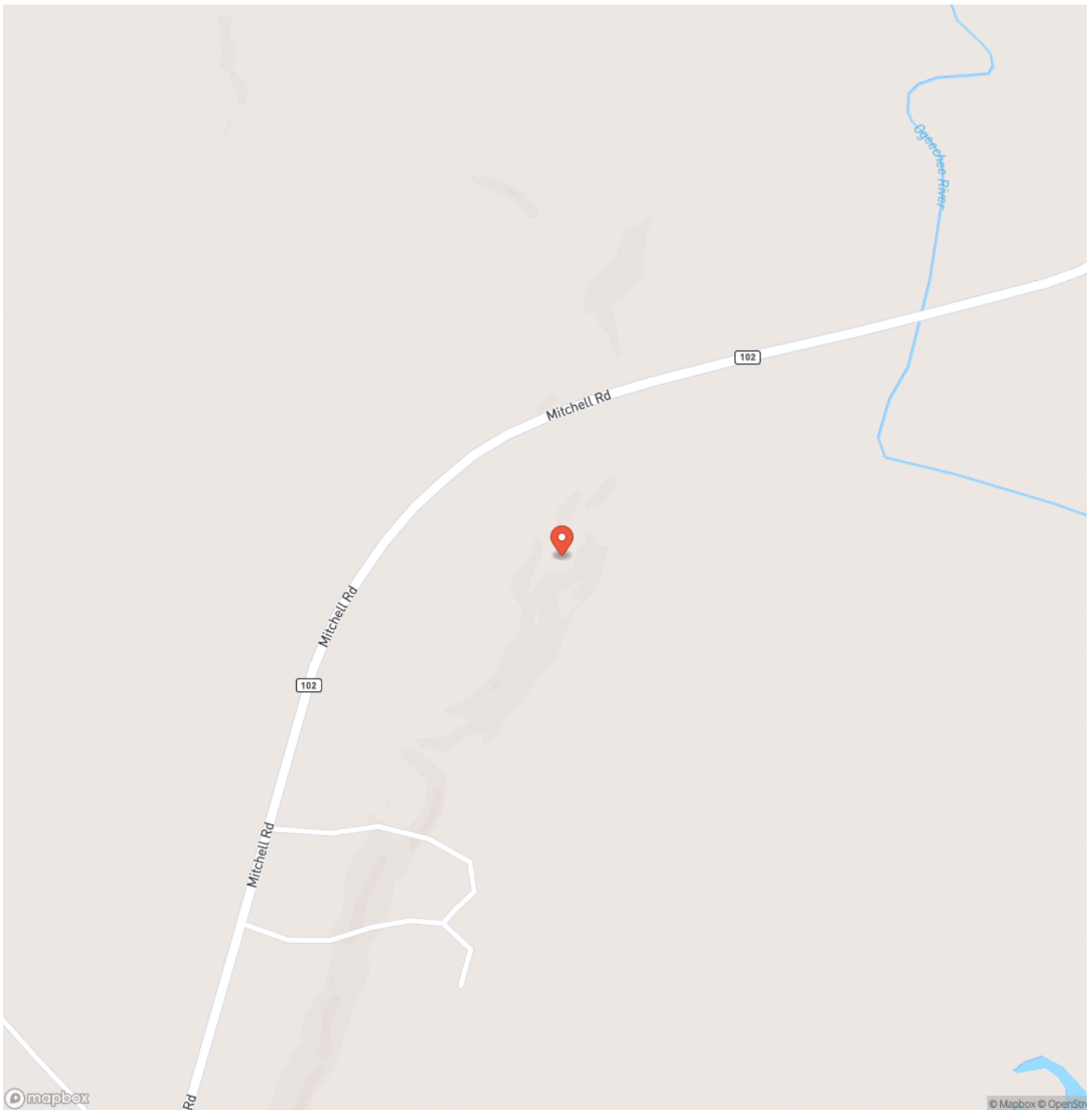
To schedule a showing, please contact Jarrett Lastinger-broker at [478-342-4133](tel:478-342-4133)



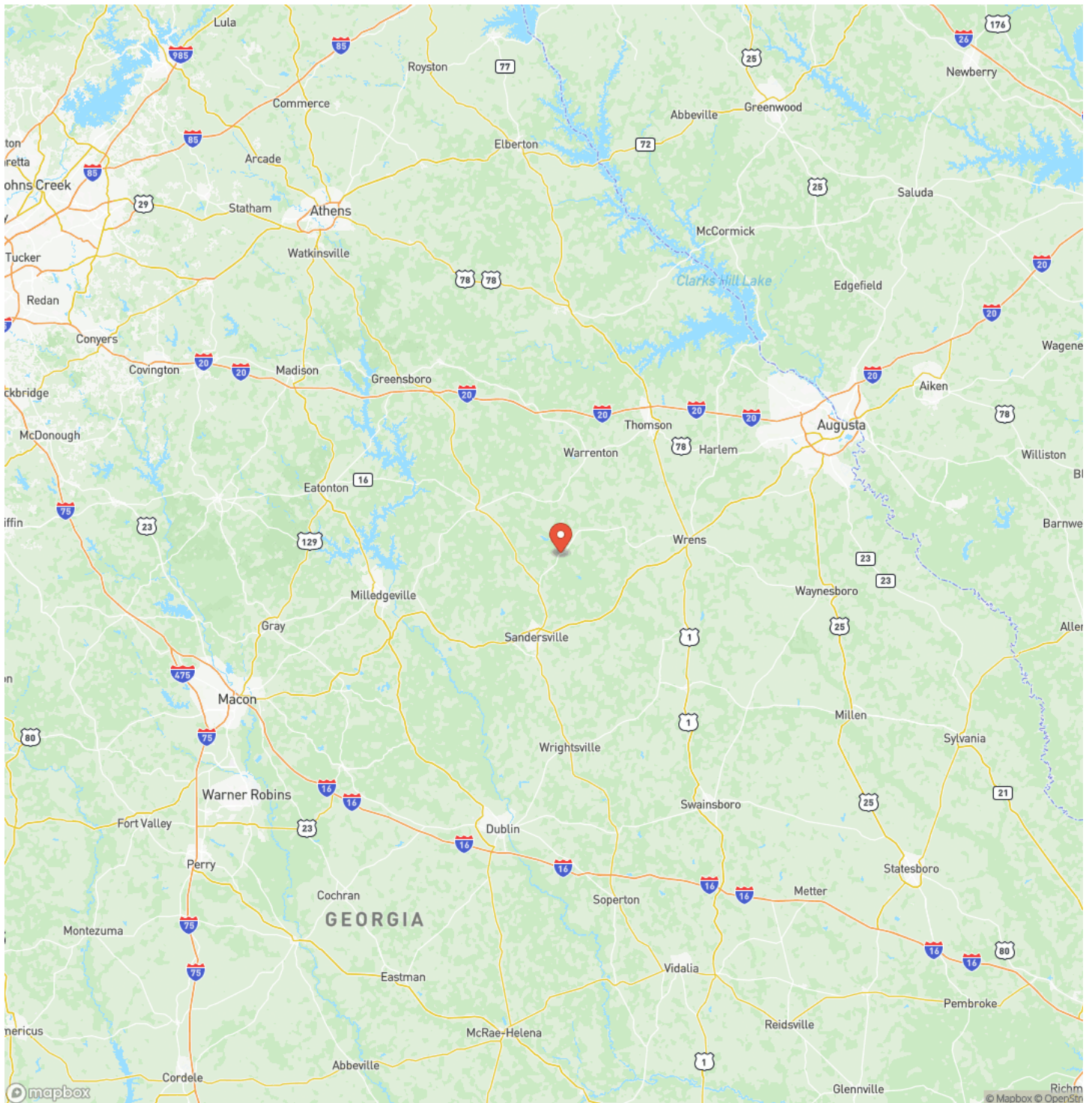
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Locator Map



Locator Map



Satellite Map



Great hunting and beautiful creek Warthen, GA / Washington County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jarrett Lastinger

Mobile

(478) 342-4133

Office

(478) 988-0039

Email

jlastinger@mossyoakproperties.com

Address

1026 Ball Street

City / State / Zip

Perry, GA 31069

NOTES



MORE INFO ONLINE:

MossyOakProperties.com

This image shows a blank 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

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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.



Mossy Oak Properties Legacy Realty Services

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Perry, GA 31069
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