



\$ 3,250,000

117 BEAR RD, BLUE RIDGE, GA 30513, USA

<https://mtnsunriserealty.com>

This house with its 15.7 acres of land and over 1100 feet of Fightingtown Creek frontage offers a unique opportunity to embrace the serenity and beauty of nature on a piece of family land that has never been on the real estate market. This home has a so many extras...

117 Bear Rd, Blue Ridge, GA
30513, USA

- 3 beds
- 4 baths
- Residential
- Residential
- Active



BASIC FACTS

Property ID: 256439

Date added: 11/08/23

Status: Active

Bathrooms: 4

Partial Baths: 1

Lot size: 683892 sq ft

Year built: 2017

MLS #: 329473

Type: Residential

Bedrooms: 3

Full Baths: 3

Area: 4458 sq ft

Acres: 15.7

PROPERTY DETAILS

Days on Market: 5

New Construction: No

PROPERTY FEATURES

Laundry: Main Level, In Basement, See Remarks

Basement: Unfinished, Full, See Remarks

Cooling: Yes

Heating: Yes

Fireplace: Yes

Garage: Yes

Sewer: Septic Tank

Waterfront: Yes

Exterior Features: Fire Pit

Electric Available: No

Cooling: Central Air

Heating: Central, Natural Gas, Gas Logs, Vented Fireplace, Generator

Carport: No

Pool: No

View: Mountain(s), Year Round, Creek/Stream

Water Source: Private Well



Utilities Available: Cable Available

LOCATION DETAILS

Street Number: 117

County: Fannin

Postcode: 30513

City: Blue Ridge

State: GA

County/Parish: Fannin

