

\$369,900

- 2.15 Acres
- 1,620 Square Footage
- Three Bedrooms; 2 Baths
- 2021 New Roof
- Stainless Steel Kitchen Appliances Included
- Storage/Workshop
- Fenced Yard
- Perfect For Private Residence or 2nd Home
- Adjoins U.S. National Forest; Year Round Mountain Views
- Easy Drive To Downtown Dahlonega, Wineries, Hiking, Fishing, Tubing, Gold Prospecting, UNG & More



Georgia Mountain Views and National Forest Boundary on this private getaway or permanent residence in highly sought after Yahoola Valley area in the picturesque community of Dahlonega is calling you! Much loved and maintained, this sweet home offers open concept living area with rock faced fireplace with gas logs for a chilly mountain evening, dining area and kitchen with rock faced breakfast bar overlooking all. Central heat and air are electric, propane fuel for gas logs, cook stove and two wall units, private well and septic system. The spacious front covered porch, open living room area, master bedroom and second bedroom take in the views of Black Mountain and Ramrock Mountain along with all that nature shares and provides. Literally a "rocks throw away" off the back side of the home welcomes one into the U.S. National Forest with Walden Creek Waterfalls close by and within walking distance. Appalachian trail is approximately one mile, air distance, away. Native wildlife, natural vegetation and beauty abound. A sweet, unique property like this one doesn't come along often. Mountain Views - Check! Adjoins National Forest - Check!! Private & Serene - Check!!!



**102 JEWEL PATH
DAHLONEGA, GA 30533**



Access additional information using our QR Code to view dedicated link.

FROM DAHLONEGA: Take US Business Highway 19 N, left onto Camp Wahsega Road for 0.8 mile, right onto Black Mountain Road for 6.4 miles, left onto Jack Walker Road for 1 mile, continue straight onto Clayton Gooch Road for 0.6 mile, turn left onto Jewel Path Road for 0.1 mile, continue straight thru gate at 102 Jewell Path, follow up to the top of driveway and bear right to the parking area in front of workshop building.
No drive bys, shown by appointment.

Please call to arrange a private viewing:

**Vic Dover 706-265-5855
Melissa Dover 706-344-8850**

www.vinsondoverrealty.com