

# Single-Family Home, Cape Cod | European - Milton, GA



**2225 Birmingham Rd, Milton, GA, 30004**

Offered at \$4,250,000

Amazing opportunity to own 25 acres on one of Milton's finest estates.... Presenting, Shannondale Farms a private, Elite Equestrian training facility with a 13 stall barn, 2 wash racks, 2 tack rooms, laundry room, bathroom PLUS a complete 2 bedroom apartment with full kitchen & bath on second floor! This equestrians dream is awaiting you with 100 x 150 M10 footing arena, additional outdoor covered area with fence perfect to house your smaller animals/outdoor hobbies, 16 paddocks offering apx 22 acres of pasture. Enjoy coming home to your resort style cape cod farmhouse boasting amazing views from every room!! Main floor is perfect for entertaining with a gourmet style kitchen, large bar area and built-in seating in breakfast area open to keeping/sitting room with cozy fireplace and surrounded by bookcases with additional storage. Formal dining that can seat 12+ with custom built-in corner hutches, living room with private access to courtyard. Master retreat w/spa like updated bath with soaking tub and large shower that opens up to one of the several private decks including a relaxing outdoor spa overlooking your heavenly estate, garden, fire pit w/ views of Chicken Creek & beautiful King Lake. Large secondary bedroom with on-suite bath with shower. Added guest suite above garage, with large bedroom and full bath, additional living space open to private deck with its separate guest entry. Terrace level offers great space for entertaining/media/office/game room open to patio and backyard oasis (perfect to add your custom pool), large guest bedroom with two closets, full bath with shower with additional 12 x12 heated air conditioned storage! Shannondale Farms is also being offered together with option to purchase Birmingham Equestrian(assemblage of 66 total acres) located next door at 2395 Birmingham Road.

4 Bedrooms

5 Bathrooms

4,761 sqft

24.83 acre (lot size)

Built: 1982



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