

# Land - Georgetown, GA



## Lot 9 Cotton Cove Drum, Georgetown, GA, 39854

Offered at \$79,900

Come build your DREAM HOME or WEEKEND RETREAT overlooking beautiful Walter F. George Reservoir in Mossy Oaks Landing subdivision. Just an easy 2.5 hour drive from metro Atlanta. This rustic 1.32-acre lot has a 102-foot lake front and is zoned residential for single family homes only. The lot is relatively flat with a gentle slope down to the lake. The actual lakefront property is owned by the Corp of Engineers, but the lot owner has full access to the lakefront. Dock permits are available from the Corp of Engineers. Walter F. George Lake (Lake Eufaula on Alabama side) is a 45,000-acre lake located on the Chattahoochee River between the states of Alabama and Georgia. This area is rich in history with many nearby historic sites and towns. The lake is nationally known for its Bass and Crappie fishing. The lock, located at Ft. Gaines, Georgia, has the second highest drop east of the Mississippi River. Fishing and water recreation opportunities abound. Eufaula National Wildlife Refuge is located on the northern end of the lake offering excellent bird viewing all year. There are both state and Corps of Engineers operated campgrounds and day use parks featuring picnic areas, beaches and boat ramps, among other opportunities. Lot 9 is adjacent to Lot 8 and the two lots may be purchased together for a total of 2.65 acres.

0 Bedrooms
0 Bathrooms
Unknown sqft sqft
1.32 acre (lot size)
Built: Unknown year



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