

Waterfall Views



Two lovely properties in Dillard, GA
On over 6 acres with waterfall
and mountain views, these homes
have so much to offer! The historic
2BR, 2b cabin has been completely
remodeled with attention to
maintaining original authenticity.
The like new 4BR, 3.5b offers over
3000 sq. ft. of creature comforts.
Additional 4 acres available.
\$540,958 (2810797)



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HARRY NORMAN,
REALTORS®
Since 1930

Luxury Lake and Mountain
141 S. Main St, CLayton, GA 30525



Georgia MLS No.: 2810797
Address: 118/64 RUSH GRIST
 DILLARD 30537
Subdivision: NONE
Area: 451
Description: Single Family Res
OWNR: Fee Simple Detached
List Price: \$540,958
Status: New
Possession: Negotiable
Possible Financing: Cash

PROPERTY INFORMATION

County: RABUN **Year Built:** 1920
Annual Taxes: \$4,139 **New Construction?** No
Tax Year: 2009 **Lot Size:** More than 5 Acres
Lake Name:

Schools: Elem: **RABUN COUNTY** (ES_BUS:) Middle: **RABUN** (MS_BUS:) High: **RABUN** (HS_BUS:)

Remarks: BUY TWO LOVELY PROPERTIES - A LIEK NEW HOME W/ 3084 SQ. FT. AND A HISTORIC CABIN ON 6 ACRES. ADDITIONAL 4+ ACRES ALSO AVAILABLE. BEAUTIFUL VIEWS OF THE SKY VALLEY WATERFALL AND SURROUNDING MOUNTAINS.


Directions: 441N TO DILLARD. RIGHT AT THE LIGHT AT HWY 246. GO ABOUT 1.5 MILES TO LEFT ON RUSH GRIST LANE. FOLLOW TO HOUSES ON RIGHT #118 & 164

INTERIOR

Bedrooms: Up: 1 Mid: 4 Low: 1 Tot: 6 **Heating:** Electric, Heat Pump
Full Baths: Up: 0 Mid: 4 Low: 1 Tot: 5 **Interior:** Bookcases,Ceilings
 Vaulted,Ceilings 9 ft
Half Baths: Up: 0 Mid: 1 Low: 0 Tot: 1 Plus,Hardwood Floors,Pull
 Down Attic Stairs,Wall to Wall
Basement: Bath Finished,Daylight,Finished Carpet,Double Vanity,Separate
 Rooms,Full,Partial,Slab,Boat Door Shower
Cooling: Electric,Heat Pump
Energy: Insulation-Ceiling,Storm Doors,Storm **Kitchen:** Breakfast Area,Country
 Windows,Water Heater-Electric Kitchen,Pantry,Solid Surface
 Counters
Equipment: Cooktop **Laundry:** Kitchen Area,Hall
 Separate,Dishwasher,Disposal,Icemaker **Rooms:** Bonus Room,Den,DR/LR
 Line,Microwave Built In,Oven Combo,Great
 Wall,Range/Oven,Refrigerator,Dryer,Satellite Room,Library/Office,LR
 Dish,Washer Separate,Master on Main
Fireplaces: 2 Level,Rec Room,Loft
FP Location: In Great/Family Room,In Living Room

EXTERIOR

Amenities: None **Lot Description:** Level Lot,Wooded,Open
 Land,Water View
Boathouse:
Construction: Aluminum/Vinyl,Log,Wood Siding **Parking:** Attached,Carport,Garage,Parking
 Pad,Side/Rear Entrance,3 Car or
Exterior: Deck/Patio,Garden Area,Out More,Kitchen Level Entry
 Building,Screen Porch,Porch
Roof: Composition,Metal/Steel
Stories: 1.5 Stories, 2 Stories
Style: Contemporary,Country/Rustic
Water Source: Septic Tank,Well

Information is provided by the Georgia Multiple Listing Service and is deemed reliable but not guaranteed. 



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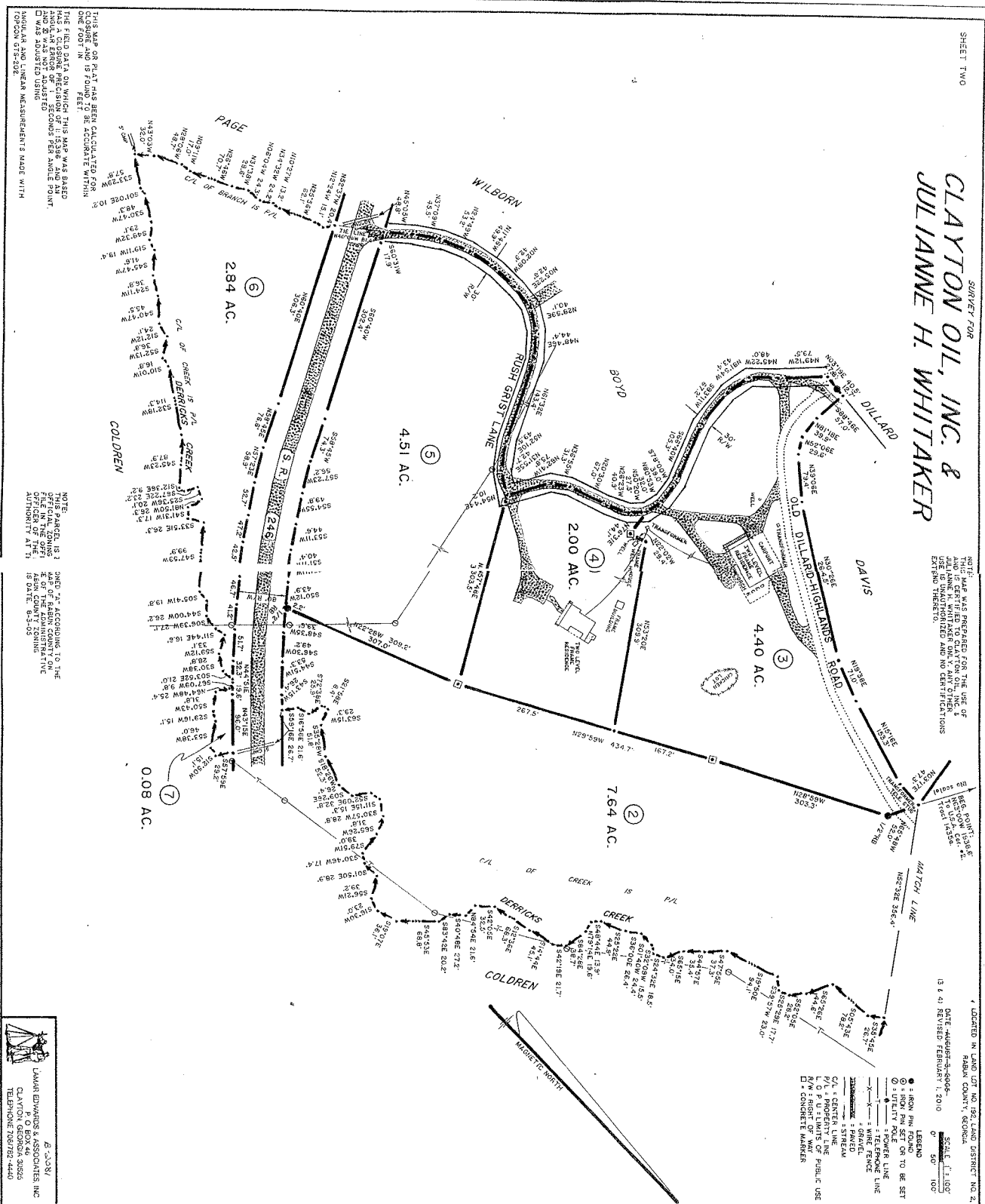
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CLAYTON OIL, INC. & JULIANNE H. WHITAKER

NOTE: THIS MAP WAS PREPARED FOR THE USE OF CLAYTON OIL, INC. & JULIANNE H. WHITAKER. IT IS UNAUTHORIZED AND NO CERTIFICATIONS EXTEND THEREON.

LOCATED IN LAND LOT NO. 26, LAND DISTRICT NO. 2, FANNING COUNTY, GEORGIA. DATE: AUGUST 28, 2008. SCALE: 1"=100'. 15 L. 41 REVISED FEBRUARY 1, 2010. 0' 50' 100'



THIS MAP OR PLAT HAS BEEN CALCULATED FROM THE FIELD DATA ON WHICH THIS MAP WAS BASED AND AN ERROR OF 1 SECOND PER ANGLE POINT WAS ADJUSTED USING ANGULAR AND LINEAR MEASUREMENTS MADE WITH JOHNSON 075-232.

NOTE: PARCEL 15.1 MAP OF FANNING COUNTY, GA. OFFICE OF THE FANNING COUNTY ENGINEER IS DATE 8-3-05.

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