

Property Features



1071 CONNERS CHURCH RD

COBBTOWN, GA

INTERIOR FEATURES:

- Spacious master bedroom with tray ceiling, ceiling fan and large walk-in closet
- Master bath with custom tile shower with water fall spray head and seat, garden/soaker tub, tile floor, and linen closet
- Kitchen has solid wood cabinets with dovetail soft close drawers, upgraded granite countertops, high ceilings, crown moldings, under cabinet lighting, and custom tile mural backsplash. Also has turn tables in base corner cabinets for easy access and stainless steel appliances
- Tile flooring throughout the house with carpet in bedrooms and recreation/flex room. Hardwood flooring in dining room. Custom tile mural flooring at main entrance
- Carrier 4 Ton 24 SEER - Infinity Split Heat Pump System and Infinity Air Cleaner installed 8/2021
- Anderson windows
- Spray foam installation
- Upgraded interior doors, baseboards and ADA accessible doorways
- Ceiling fans, high ceilings, tray ceilings and vaulted ceilings
- Laundry room with tile flooring and cabinets for storage

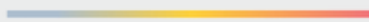
EXTERIOR FEATURES:

- Stone front accents and vinyl siding
- Back porch with lights, fans, TV mount and bench seating for comfort and entertainment needs
- Gunite 16'x32 "party pool" with concrete surround, aluminum fencing and fire pit
- Seamless gutters
- Two car garage with wash station
- Well house with storage area approximately 12'x12'
- 4' crawl space
- Risers on septic located on the right side of the house

PROPERTY FEATURES:

- Private fully stocked pond with pier. Also has electric and water access
- 6 stall barn and hay room with electric and water access. Approximately 10'x72'. Great for personal use or boarding income
- Workshop 30'x40' with full bath. Great for equipment storage or area to work on vehicles during inclement weather. Has separate electric meter from the house. Great potential for income.
- Dog Kennel 16'x32' attached to workshop broken down into 10 individual kennels with indoor/outdoor runs. Has auto feeders, water and separate electric meeter from the house. Potential income.
- Pecan orchard with Pawnee and Zinners. Satsuma orange trees, blueberry, plum, peach, and fig trees and bushes. Potential income.
- 5 hp. Well providing irrigation for trees, etc. (separate from house located in back by the workshop).

corcoran



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