98212363 | **0-36 Nelson Court , Louisville, GA 30434** | **Active**
Land | **Lot # 36** | **Current Price: $14,000**



Sub-Type:	Residential Lot	**HOA:**	No
City Limits:	No	**Zoning:**	RA
County:	Jefferson	**Acres - Total:**	1
Location Type:	Mainland	**Deed Restrictions:**	No
Lot #:	36	**Lot Dimensions:**	102' x 350' x 149' x 291'
Marketing City:	Jefferson		
Subdivision:	Other	**Lot SqFt:**	43,560
Secondary Subdivision:	N/A	**Total Road Frontage:**	102
Elementary School:	Louisville Academy		
Middle School:	Louisville	**Waterfront:**	No
High School:	Jefferson County	**Waterview:**	No

Bldgs on Property: None; See Remarks
Current Use: Manufactured Home; Recreational; Residential; Single Family; Vacant; Other; See Remarks
Environmental Hazard: No
Terms: 1031 Exchange; Cash; Conventional; Federal Land Bank; Lot Loan; Will Not Divide; None; Other; See Remarks
Fuel Tank: None

Fencing: None; See Remarks
HOA and Neigh Amenities: No Amenities; See Remarks
Lot Features: Corner Lot; Cul-De-Sac; Dead End; Irregular Lot; Level; Rural; Secluded; Wooded; Other; See Remarks
Lot Water Features: None
View Type: See Remarks
Frontage Type: See Remarks

Possession: At Closing; Negotiable; See Remarks
Road Type/Frontage: Maintained; Private Road; Unpaved; Other; See Remarks
Soil Evaluation: Soil Evaluation - No
Showing Instructions: Showing Service; None; Other
Topography: Level; Undeveloped; Wooded; See Remarks
Utilities: Electricity Available; Phone Available; Sewer Not Available; Water Not Available; Other; See Remarks
Sewer: None; Septic Tank
Water Source: Well

Cobra Zone:	No	**Tax Identifier:**	0087056	**Plat Page:**	264
Total City Real Estate Property Tax:	0	**PID:**	0087056	**Total Real Estate Property Taxes:**	138.9
Deed Book:	399	**Plat Book:**	2		
Deed Page:	548				
Deferred Taxes:	No			**Special Assessments:**	0
				Tax Assessed Value:	$12,000
				Tax Year:	2025

Marketing/Public Remarks: Undeveloped Raw Land in a secluded residential community. This Residential Tract is great for someone wanting to be away from everyone, it is a smaller community with mobile and manufactured homes. Well and Septic will be needed on this lot. There is Electricity in the neighborhood but not built to this lot yet but within 300 foot of the lot. Phone and Fiber Internet has been extended to the lot.
Legal: Oak Hill Subdivision Lot 36
Historical MLS Number: 533736

Directions to Property: From the Louisville City Limits head North on Highway 221. Make a Right on Nelson Road. Follow to the end and make a Left onto Nelson Circle. Make a Right onto Nelson Court and follow to the Dead End and property will be on the Left Hand Side at the Corner of Nelson Court and Nelson Circle.

Listing Courtesy of: Sharon G Bryan
Listing Office: Southern Classic Realty



















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