



1200 Teamon Road
+/- 21 Acres

Spalding County, GA

\$105,000

\$5,000/Acre

Asking Price

- Paved Road Frontage
- Wooded Lot
- Convenient Location
- Public Water
- Merchantable Timber

ABOUT THE PROERTY

Teamon Farm, 21 Acres located at 1200 Teamon Road in Griffin, GA is a fantastic wooded retreat in the Spalding County countryside. The property is entirely wooded with mature pine and hardwood providing tremendous opportunity. The convenient location on the outskirts of Griffin, make this a great property for those looking for quiet property in proximity to major metropolitan areas. The may potential uses range from mini farm, country estate to residential homesite. Property has 50' of road frontage on Teamon Road frontage with access to county water. Visit our website or call Jack Frankhouser for additional information.

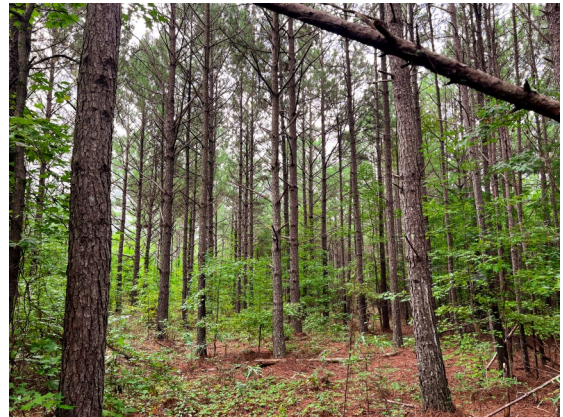
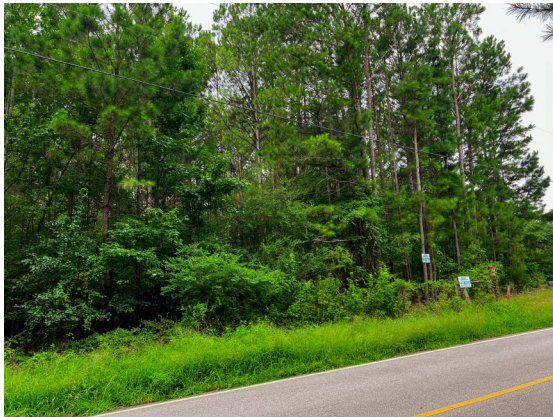


A Land Brokerage &
Forestry Services Company

2044 Northside Road
Perry, Georgia 31069

Phone: 912-678-5920

Email: jack.frankhouser@ghland.com





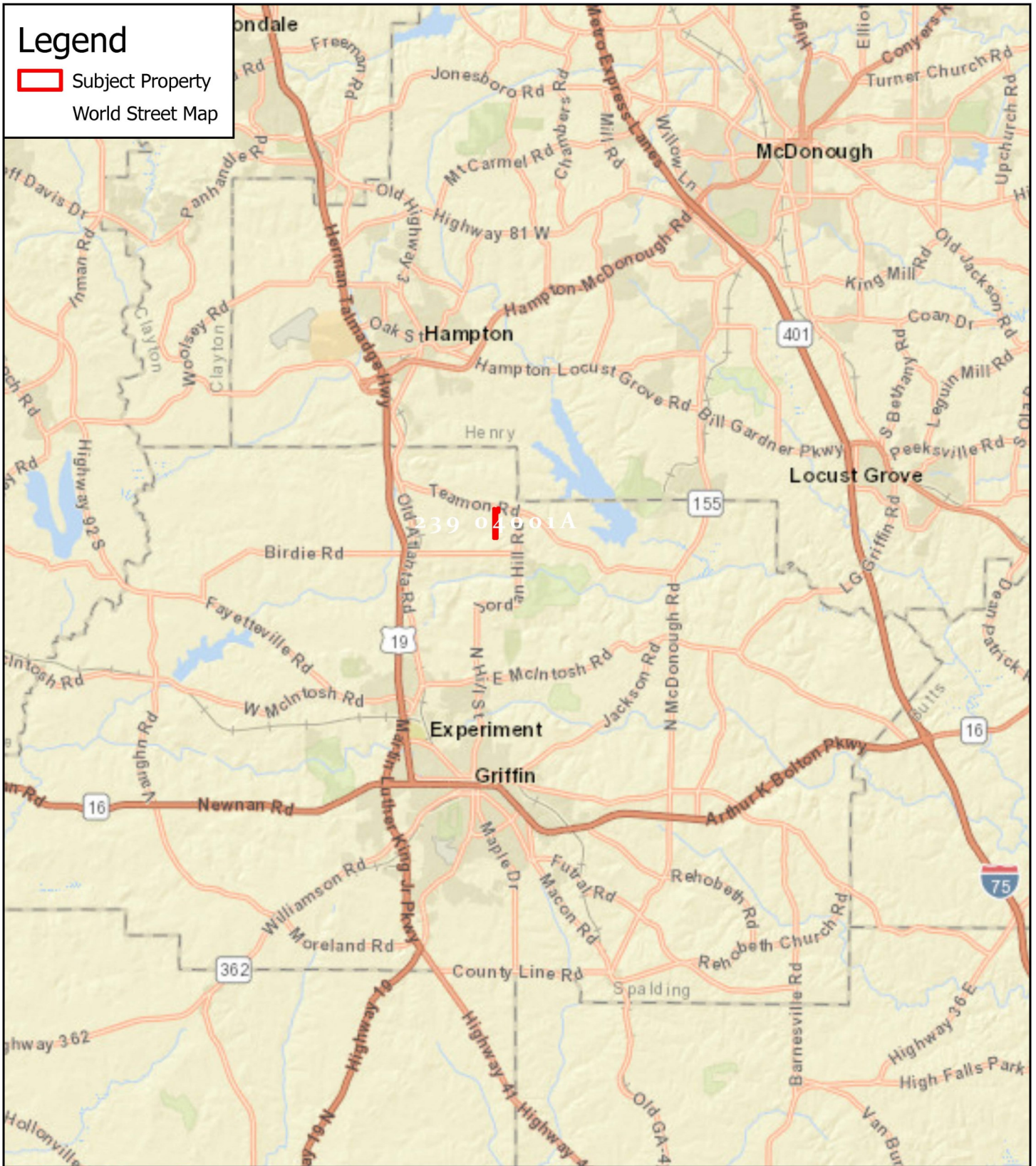
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Legend

-  Subject Property
-  World Street Map



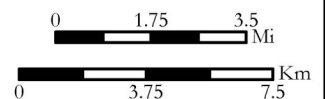
Spalding County GA - 21 Ac +/- 1200 Teamon Road | Griffin GA



JACK R FRANKHOUSER, ALC
REALTOR/FORESTER
ACCREDITED LAND CONSULTANT
912-678-5920 | GH.LAND.COM

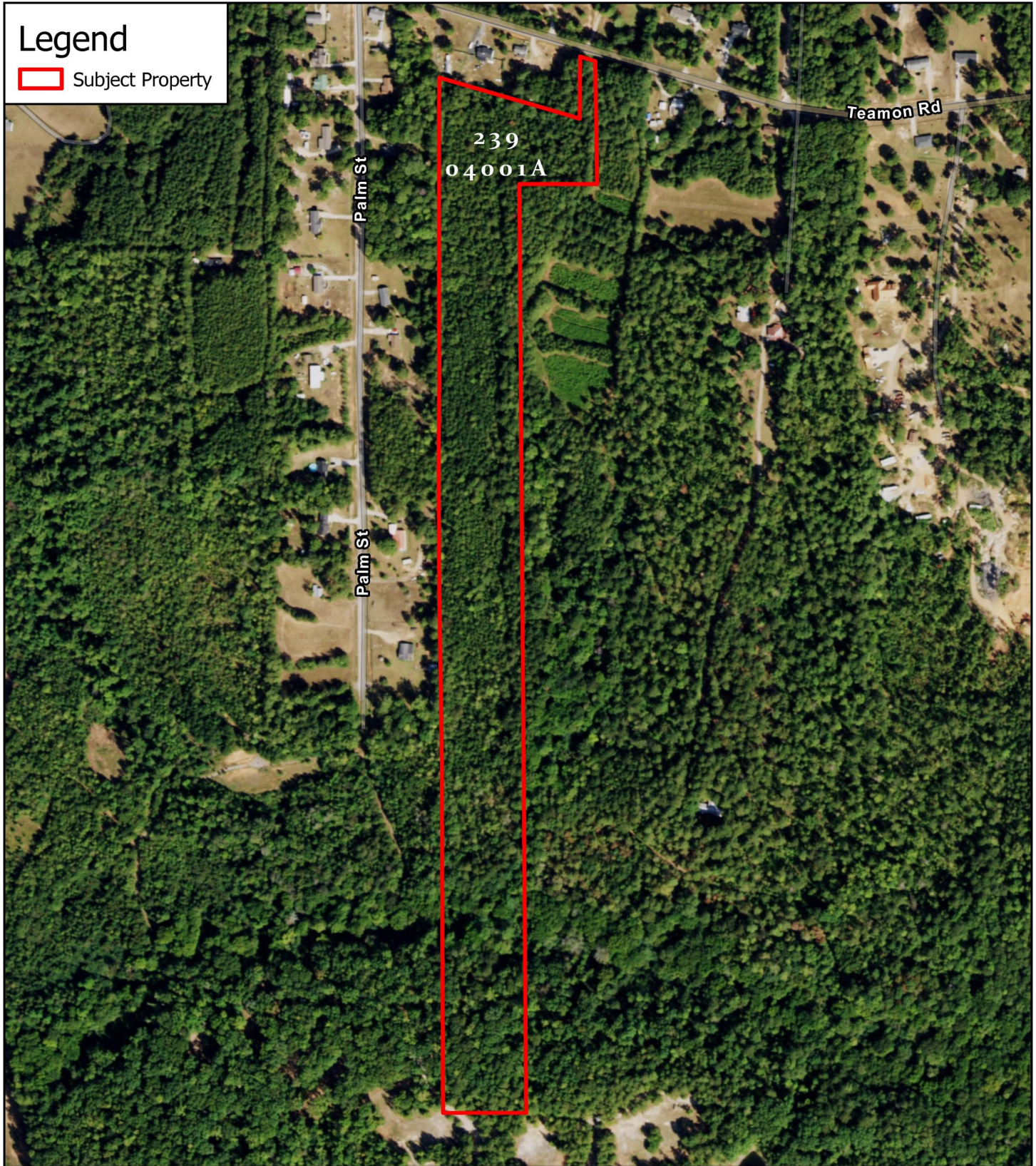
2022

Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere | 84.2476°W 33.3095°N



Legend

 Subject Property



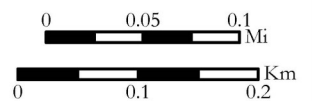
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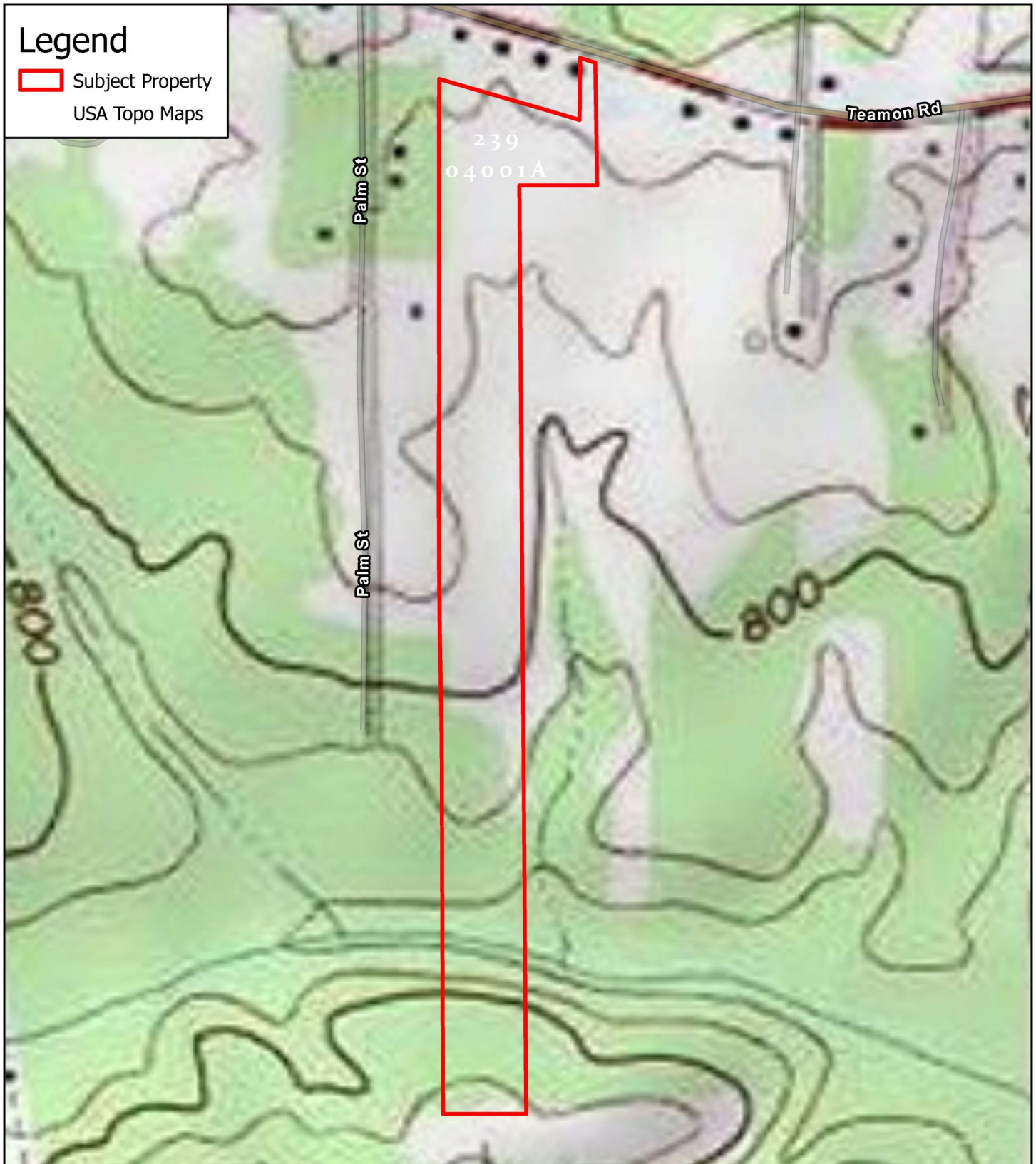
2022

Coordinate System: WGS 1984 Web Mercator Auxiliary Spheroid: 84.2553°W 33.3289°N



Legend

-  Subject Property
- USA Topo Maps



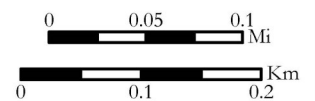
**Spalding County GA - 21 Ac +/-
1200 Teamon Road | Griffin GA**

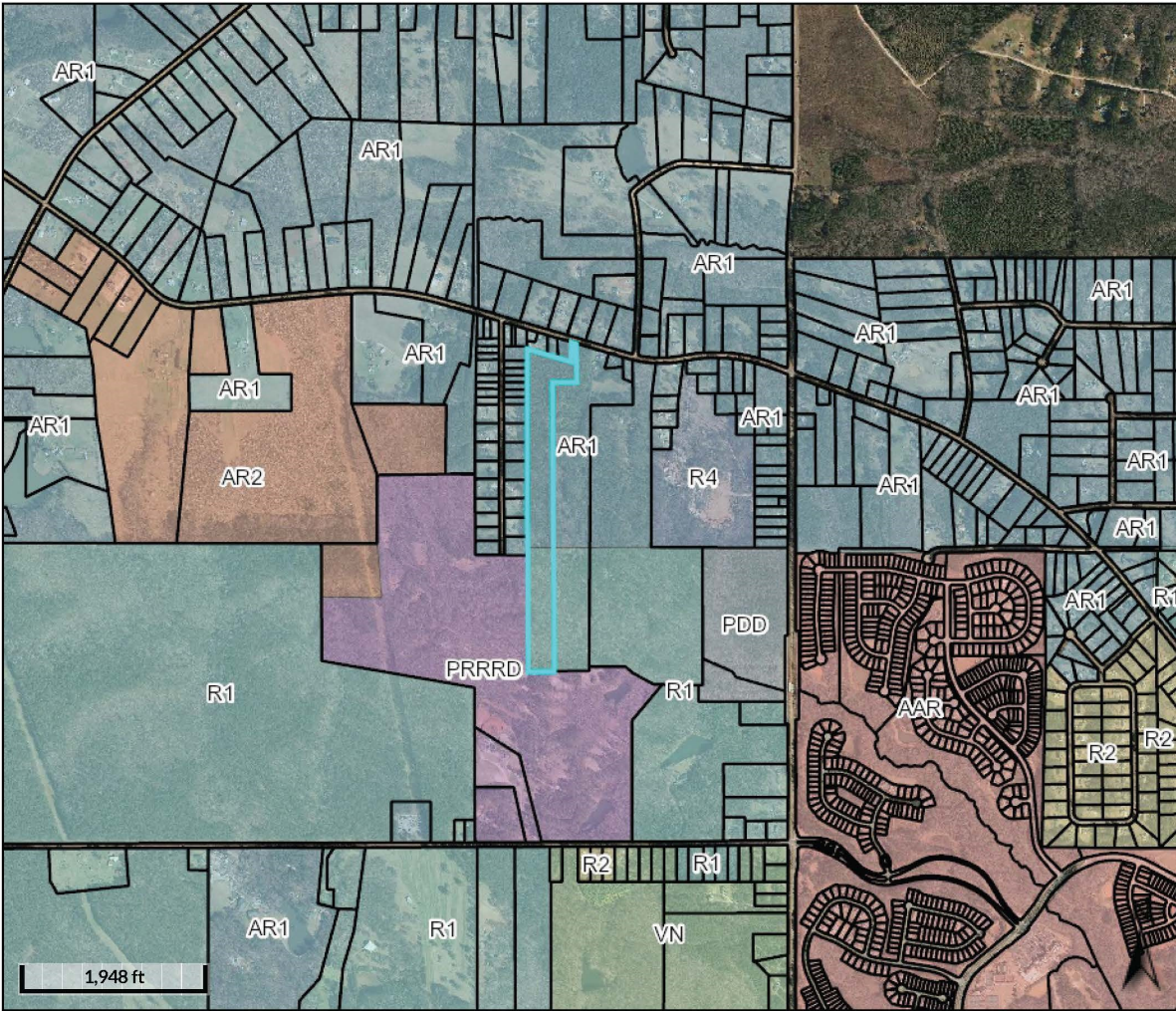


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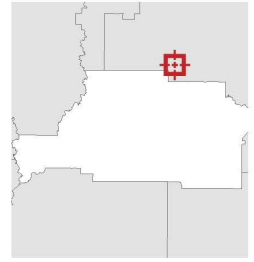
2022

Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere 84.2553°W 33.3289°N





Overview



Legend

- Parcels
- Roads
- Zoning - County**
- AAR
- AR1
- AR2
- AT
- C1
- C1A
- C1B
- C1C
- C2
- C3
- OI
- PDD
- PRRRD
- R1
- R1A
- R2
- R2A
- R3
- R4
- R5
- R6
- VN

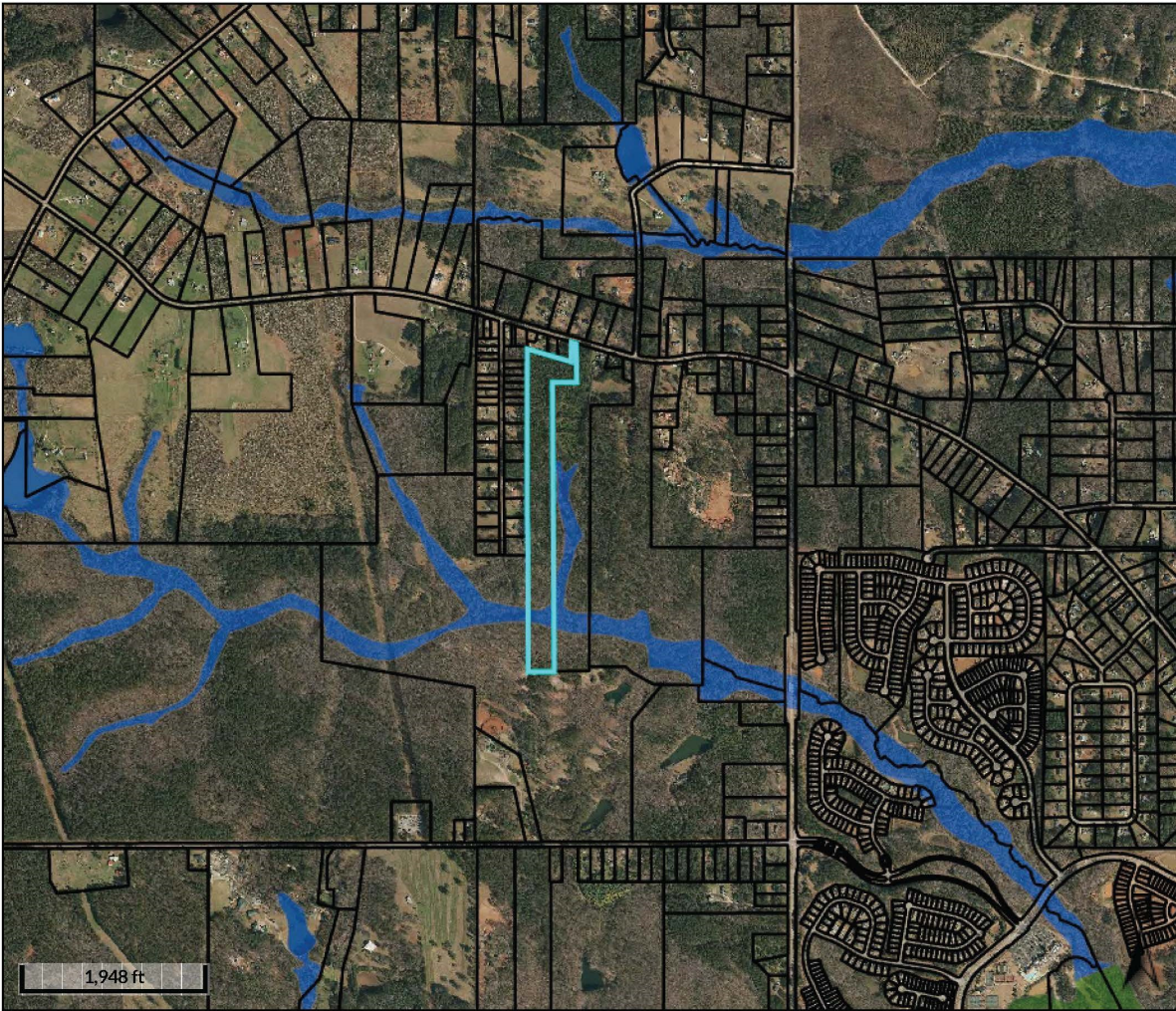
Parcel ID 239 04001A
 Class Code Agricultural
 Taxing District SPALDING COUNTY
 Acres 21

Owner ALLEN RICHARD ETAL
 2435 TARIAN DR
 C/O HAROLD ALLEN
 DECATUR, GA 30034
 Physical Address 1200 TEAMON RD
 Assessed Value Value \$88200
 Land Value Value \$88200

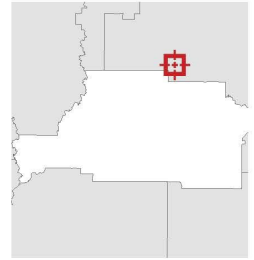
Last 2 Sales			
Date	Price	Reason	Qual
5/24/1985	0	XX	U
n/a	0	n/a	n/a

(Note: Not to be used on legal documents)

Date created: 8/18/2022
 Last Data Uploaded: 8/18/2022 8:42:07 AM



Overview



Legend

- Parcels
- Roads
- Flood Map**
- A - 100 Year Flood Area - Areas of 1% annual chance flood also known as the base flood. Base Flood Elevations (BFE) have not been determined.
- AE - 100 Year Flood Area - Areas of 1% annual chance flood also known as the base flood. Determined by detailed methods with Base Flood Elevations (BFE).
- VE: Coastal SFHA with BFE & velocity wave action - Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.
- X: 500 Year Flood - Areas of 0.2% annual chance flood

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