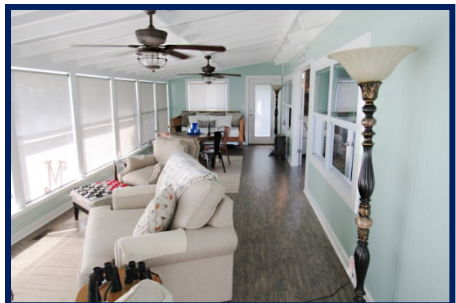


# LAND and LAKE SALES, INC.

## REAL ESTATE

11 LIBERTY STREET / P.O. BOX 310  
BLAKELY, GA 39823  
(229) 723-5463



### 68 Poya Point Brashears Subdivision Fort Gaines / Clay County Waterfront Homes

**2 BR / 2 BA / 1400 SQ FT / .51 of an Acre**

*This gentle-sloping lot allows for a leisurely stroll down to the seawall that's complete with a brand NEW Boat Dock with a Boat Lift! At just over 1,000 SQ FT, this 2 BR / 2 BA 1960's lake cottage has been COMPLETELY REMODELED in 2017 and offers a gracious Florida Room with gorgeous sunset views of the Lake Walter F. George and a daybed for those late afternoon naps! The covered patio provides the perfect setting to escape the summer heat while enjoying afternoon conversation! Large windows in the gable and Florida Room send natural light sweeping across the stylish interior featuring an open floor plan with Living, Kitchen, and Dining Room combination for memorable summers spent entertaining family and friends. In 2017, the wood exterior was repainted and a new HVAC unit was installed along with a new metal roof. Other amenities include new Stainless Steel Kitchen appliances, an 18' x 30' enclosed boat shed, and a private well installed in 2000. And, the best part is the property is being sold COMPLETELY FURNISHED! Can you say, "Hello Summer! Here we come!" Please call for all the details!*

[www.landandlakesales.com](http://www.landandlakesales.com)

email: [landandlakesales@windstream.net](mailto:landandlakesales@windstream.net)



All information contained herein is deemed to be correct but is not guaranteed.  
Square footage and acreage is obtained from public record.

Agent: **John Allen**

Cell #: **229.724.8246**

**Listing #880 / Southwest Georgia MLS #8017**

