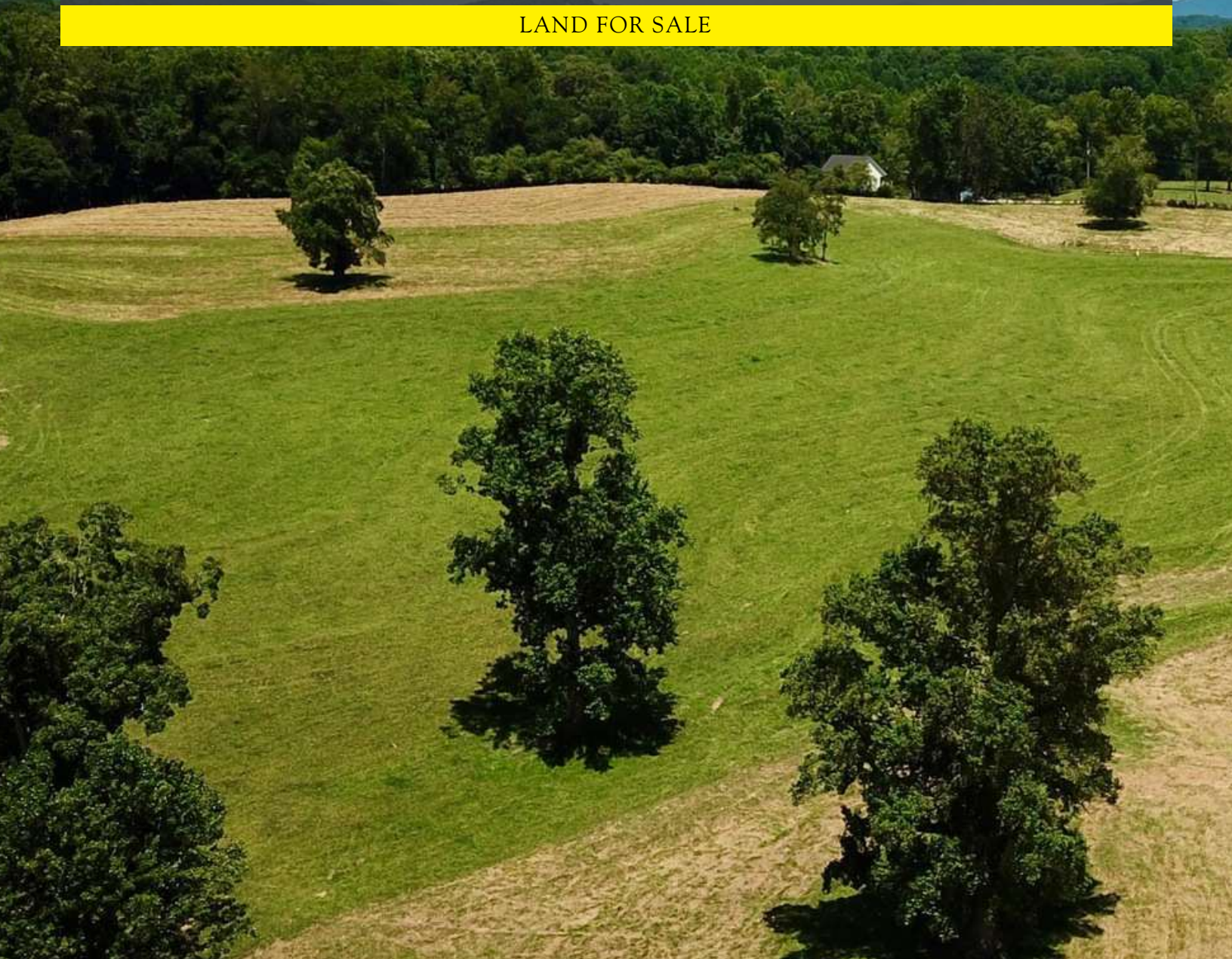


Dahlonega Wine Plateau Acreage

3145 Town Creek Church Rd, Dahlonega, GA 30533

LAND FOR SALE



CJ Harman
Commercial/Acreage Sales
(706) 594-2456
cjharman@nortoncommercial.com



Dahlonega Wine Plateau Acreage

3145 Town Creek Church Rd, Dahlonega, GA 30533

OFFERING SUMMARY



PROPERTY DESCRIPTION

Welcome to 3145 Town Creek Church Road, a stunning 40.22-acre tract rich in history, nestled in the Dahlonega Plateau American Viticultural Area (AVA)—one of the Southeast's most celebrated wine regions. This rare offering combines rolling hills, mature hardwoods, a pond, and multiple build sites with the natural beauty and investment potential of Georgia's premier mountain and vineyard landscape. This property also features panoramic mountain views from certain locations rivaling any picturesque landscape view of the North Georgia Mountains.

Zoned Rural Places (RP), this property supports a wide range of uses—from a private estate or recreational retreat to a working farm, vineyard, or wedding venue. Located just minutes from downtown Dahlonega and surrounded by award-winning wineries, this is a one-of-a-kind opportunity to own land in the heart of Georgia's growing wine country.

Do not miss your opportunity to stake your claim on one of the most incredible remaining properties in this region.

LOCATION DESCRIPTION

Situated just 10 minutes from Historic Downtown Dahlonega and 15 minutes from GA Hwy 400, this scenic property offers the ideal blend of privacy and accessibility. Nestled in the heart of the Dahlonega Plateau Wine Region, you're also just a short drive from Helen, GA, and Mount Yonah, one of North Georgia's most iconic hiking and climbing destinations.

Enjoy quick access to local wineries, the University of North Georgia, boutique shopping, trout streams, and endless outdoor adventures—all from the comfort of a peaceful, rural setting surrounded by mountain views and natural beauty.

OFFERING SUMMARY

Sale Price:	\$1,400,000
Lot Size:	40.22 Acres
Zoning (Character Area):	Rural Places (Lumpkin County)

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AERIAL PHOTOS



Dahlonega Wine Plateau Acreage

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PROPERTY PHOTOS



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