

# \$799,000 - 1400 Canal Bank Court, Pooler

MLS #300401

## \$799,000

3 Bedroom, 2.00 Bathroom,  
Land on 124.56 Acres

N/A, Pooler, GA

Behold, The opportunity to get that hard to find property with acreage, water views, and convenience. With the plot being a total of 124.56 acres in total. 42+ acres are upland, and 82.3 acres being wetlands. Being located on the Little Ogeechee Pond opens up some many more opportunities for this property. The options available to bring you your own personal happiness, or others happiness ( if that's what your into) are endless. Build your own home, obviously with a front porch to be able to take in all of the nature, water views, cypress trees. Active folks can enjoy the hiking trail, canoeing, nature walk. OR maybe a Bed & Breakfast, or a special occasion venue with beautiful backdrops for the pictures we hold dear to us. So before someone else sees all the free wood opportunity this place has to offer in this wood inflation time we are in. You might want to act a little sooner rather than later. Come out and take a walk, you will see what I am talking about.

Built in 1985

## Essential Information

MLS #	300401
Price	\$799,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	5425834



Acres	124.56
Year Built	1985
Type	Land
Sub-Type	Land
Status	Active Under Contract

### Community Information

Address	1400 Canal Bank Court
Subdivision	N/A
City	Pooler
County	Chatham County
State	GA
Zip Code	31322

### Amenities

Utilities	Cable Available
View	Lake
Is Waterfront	Yes

### Interior

Appliances	Electric Water Heater
Heating	Central, Electric
Cooling	Central Air, Electric

### Additional Information

Date Listed	December 6th, 2023
Zoning	RA

### Listing Details

Listing Agent	Brandon Giebler
Listing Office	1st Class Real Estate Southern

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