

\$9,000,000 - 1 William's (36 Lots 95 Acres) Retreat, Savannah

MLS #SA332300

\$9,000,000

4 Bedroom, 6.00 Bathroom, 4,456 sqft
Residential on 95.00 Acres

Habersham Plantation, Savannah, GA

Incredible opportunity to build out a beautiful, upscale deepwater development centrally located in Savannah. This is a unique opportunity for the right developer/builder group seeking an opportunity to showcase talents on one of the most breathtaking properties in Savannah. This master planned property gated community consisting of the remaining 36 two-to-four acre lots is already developed -roads in, city water/sewer (each home will require a septic tank but no drain field), community dock on the Grove River with 25+/- slips. There is also a 4400sf home inc. in the sale. Owner is focusing on projects in other states thus the reason for selling. Deed restriction by owner will prevent lots from being subdivided in order to preserve the integrity of the community for the small number of existing private lot owners (9). Habersham is just 15 minutes from I-95, 25 minutes from Historic Savannah, the Savannah International Airport and minutes from medical facilities, restaurants and retail.

Built in 2025

Essential Information

MLS #	SA332300
Price	\$9,000,000
Bedrooms	4
Bathrooms	6.00



Full Baths	5
Half Baths	1
Square Footage	4,456
Square Footage	4138200
Acres	95.00
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	1 William's (36 Lots 95 Acres) Retreat
Subdivision	Habersham Plantation
City	Savannah
County	Chatham
State	GA
Zip Code	31419

Amenities

Utilities	Cable Not Available, Underground Utilities, Sewer Available
Features	City Lot, Greenbelt, Level, Open Lot, Public Road, Sprinkler System, Wooded
Parking	Golf Cart Garage, Garage Door Opener
# of Garages	3
Garages	Golf Cart Garage, Garage Door Opener
View	Trees/Woods, Water
Is Waterfront	Yes
Waterfront	Deep Water, Water Access

Interior

Interior Features	Attic, Breakfast Bar, Double Vanity, Entrance Foyer, Elevator, Gourmet Kitchen, Garden Tub/Roman Tub, High Ceilings, Kitchen Island, Primary Suite, Other, Pantry, Recessed Lighting, Split Bedrooms, Separate Shower, Vaulted Ceiling(s)
Appliances	Some Gas Appliances, Convection Oven, Cooktop, Double Oven, Dishwasher, Electric Water Heater, Microwave, Refrigerator, Range Hood
Heating	Electric, Heat Pump
Cooling	Electric, Heat Pump



Fireplace	Yes
Fireplaces	Gas, Ventless
# of Stories	3
Has Basement	Yes
Basement	Daylight, Exterior Entry, Inter

Exterior

Exterior	Concrete
Exterior Features	Balcony, Covered Patio, Doc
Lot Description	City Lot, Greenbelt, Level, Open Lot, Public Road, Sprinkler System, Wooded
Windows	Double Pane Windows
Roof	Asphalt, Ridge Vents
Construction	Concrete
Foundation	Raised, Slab

Additional Information

Date Listed	June 5th, 2025
Zoning	RA
HOA Fees	1250
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Tracy Amick
Listing Office	Keller Williams Coastal Area P

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