

\$449,000 - 8621 Ferguson Avenue, Savannah

MLS #SA339941

\$449,000

6 Bedroom, 3.00 Bathroom, 2,300 sqft
Residential Income on 0.91 Acres

Thomas Sub/Cedar Hammock, Savannah, GA

Rare Rental Property in Sandfly! What a fantastic location for an investment property! This 1-acre property features two units just 1/4 mile from the bustling downtown Sandfly, Georgia. Youâ€™re a two-minute drive from Walmart, Sam's Club, and The Isle of Hope School! In Sandfly, youâ€™ll find an array of retail and restaurants, including 15 dining options, a bakery, a classic deli, two pizza places, two Mexican restaurants, a BBQ joint, a liquor store, two gas stations, two fitness centers, urgent care, a CVS drug store, and Family Dollar Dollar Tree! WOW, and there's more! Two units: the front house is owner-occupied, and the back unit is rented out. Of course, the front house could be rented if you choose. Given the prime location and recent improvements, you will get a premium rent!

Built in 1920

Essential Information

MLS #	SA339941
Price	\$449,000
Bedrooms	6
Bathrooms	3.00
Full Baths	3
Square Footage	2,300
Square Footage	39583
Acres	0.91



Year Built	1920
Type	Residential Income
Sub-Type	Multi Family
Status	Active

Community Information

Address	8621 Ferguson Avenue
Subdivision	Thomas Sub/Cedar Hammock
City	Savannah
County	Chatham
State	GA
Zip Code	31406

Interior

Interior Features	Ceiling Fan(s)
Appliances	Electric Water Heater
Heating	Central, Electric
Cooling	Central Air, Electric
# of Stories	1

Exterior

Exterior	Wood Siding
Roof	Metal
Construction	Wood Siding
Foundation	Raised

Additional Information

Date Listed	September 18th, 2025
Zoning	R1

Listing Details

Listing Agent	Ed Yannett
Listing Office	Epique Realty

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