

757 Crippled Oak, Jasper, GA 30143

## Best Features

- Prime Location - Located near the front gate and ON the Golf Course (15<sup>th</sup> Tee Box) with a Spring-fed Babbling Brook AND Seasonal Mountain Views!
- The wildlife love the private outdoor backyard oasis which is set back from the golf course.
- Level yard walks out to the golf course. Transverse over the brook. Take a morning walk on the course before action starts.
- Newly painted exterior with cedar siding, stone skirt on 4 sides and wood windows.
- Level Driveway with not one but TWO large garages, with epoxy flooring, windows and a work sink.
- 4 Bedroom | 3.5 Baths with traditional layout  
First Floor - Oversized Primary Suite on Main Level with vaulted wood beamed ceilings + En Suite Bathroom.
  - Second Floor - Two additional bedrooms + full bath & closets.
  - Terrace Level - Full Apartment with Entertainment area / kitchen, Bedroom with connected bath, walkout to back yard.
- Very spacious home with large rooms and lots of closets!
- Wood Burning Fireplace converted to easy gas with raised stone hearth.
- New LVP throughout the home.
- Fresh neutral paint throughout the home.
- Vaulted ceiling with skylights in Breakfast Room.
- Crown molding throughout first floor
- Loads of natural light
- Screened in back porch with Swing included!
- Back deck with Grill included!
- Refrigerator included in the sale of the home.
- Washer & Dryer (full size) included in the sale of the home.
- Ceiling fans in all bedrooms
- Window Screens available and stored in Terrace Level
- New Whole House Generator, 2023 Generac 22KW included in sale.
- 500 Gallon Propane tank
- Short Term Rentals Permitted in neighborhood. Great for Vacation Rentals!
  
- *Located in the Amenity Rich Bent Tree - a gated Golf Cart Community with Resort Style Amenities including private Public Safety/Fire & Water Departments. Also featuring an 18 Hole Golf Course (Joe Lee Designed), 2 Pools, Equestrian Facility & Trail Rides, Trails Galore, 110 Acre Lake for Swimming, Fishing, Kayaking, Boating, etc., Tennis & Pickleball (indoor and outdoor, dedicated Pickleball and Tennis Clay courts), Large and active Dog Park, and MORE! This is a community with strong fellowship and comradery. The clubs and activities are far too large to list. Ask Toni for more info!*

This home has been very well maintained and is Move In Ready. Golf Cart and furnishings are also available but are NOT included in the List Price. Contact the Listing Agent for more information.

*Love where you live*