



# HUMMINGBIRD REALTY, LTD.

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## WATERFALL VIEW



*Photo taken from deck of adjacent home*

This is one of the last homesites available that will provide the potential for building your mountain home with such a fantastic view of Toxaway Falls. The lot features a variety of hardwoods, beautiful rhododendrons, mountain laurel, and native ferns.

In addition, Gorges State Park surrounds the small community on three sides providing privacy and continued enjoyment of the natural surroundings in years to come.

The location is quite convenient with access from US 64 less one-half mile away - from this location it is approximately 15 miles to either Brevard or Cashiers.

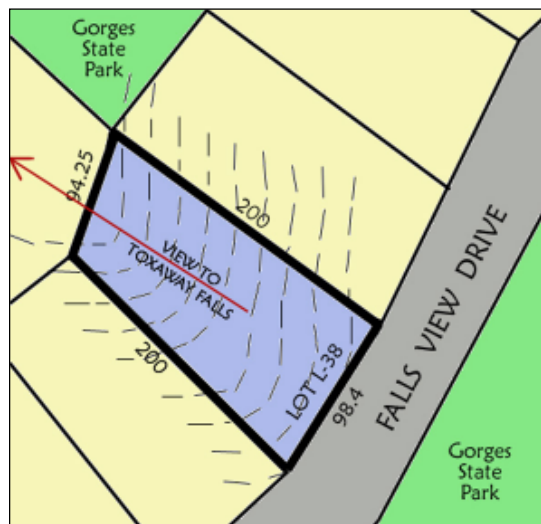
Nearby, the restaurants and shops of Lake Toxaway and Sapphire are less than five minutes away.

### DIRECTIONS:

US 64 in Lake Toxaway to Whetstone Gap Road (from the intersection of US 64 and NC 281 N, Whetstone Gap Road is one mile east on 64).

Whetstone Gap Road to Fallsview Drive to lot between 3rd and 4th houses.

**\$59,500**



**Lot #:** L-38

**Lot Size:** .35 acre

**Water:** Well by Buyer

**Sewer:** 3 bdrm permit

**Taxes:** \$232 for 2009

**Road Maintenance Fee:**

\$50 per year