



Search Acres: .5-1  
 Lot Size: .92  
 Land Description: Gently Rolling, Wooded  
 Subdividable: No  
 View: Some, Wooded, Year Round  
 Elevation: 3501-4000  
 Frontage: None

Area: Highlands  
 Subdivision: Highlands Falls CC  
 Township: Highlands  
 County: Macon  
 Section: 2  
 Lot Number: 8 - Block G  
 Lake/Stream Name:

Deed Book: Q-28                      Deed Page: 524                      Plat Cab:                      Plat Slide:  
 Portion /All of PIN: All                      Tax Amount: 303.53                      Tax Year: 2020  
 Deed Restrictions: Yes                      Road Maintenance: Included in HOA                      Road Maintenance Fees:  
 Zoning: No                      Zoning Type:                      Flood Plain: No                      Septic Bedrooms: 0  
 HOA: Yes                      Total Annual Fees: 2931.00                      Fee Year: 2021  
 Club Membership Rqurd: No                      Club Name: Highlands Falls Country Club  
 Fees: Annual Road, Annual Water, Association Fee, Sewer Hookup  
 Community Amenities: Clubhouse, Fitness Center, Gated Access, Golf Course, Lake/Pond, Paved Access, Pool, Putting Green, Tennis, Trails  
 Water: Private                      Sewer/Septic: Available

Internet Remarks: Highlands Falls Country Club - a beautiful building lot located in a great and serene part of the club. Ridgeline view and easy access. This very-buildable lot straddles the Eastern Continental Divide and is only a short golf cart drive to the Swim & Tennis Center and Clubhouse. Highlands Falls Country Club is one of Highlands premier, private golf communities with all expected amenities and located less than 1/2 mile from the city limits of Highlands.  
 Directions: Highlands Falls - straight thru 4-way stop, over the river and thru the woods past Tennis Courts to right on Falcon Ridge, bear left staying on Falcon Ridge, lot is on the right at the Continental Divide sign

Information Herein Deemed Reliable but Not Guaranteed



Search Acres: 1-2	Area: Highlands
Lot Size: 1.05	Subdivision: Highlands Falls CC
Land Description: Wooded	Township: Highlands
Subdividable: No	County: Macon
View: Golf Course	Section:
Elevation: 3501-4000	Lot Number: 7
Frontage: Golf	Lake/Stream Name:

Deed Book: C-33	Deed Page: 1001	Plat Cab:	Plat Slide:
Portion /All of PIN: All	Tax Amount: 537.50		Tax Year: 2021
Deed Restrictions: Yes	Road Maintenance: Included in HOA		Road Maintenance Fees:
Zoning: Yes	Zoning Type: Residential	Flood Plain: No	Septic Bedrooms:
HOA: Yes	Total Annual Fees: 2870.00		Fee Year: 2021
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee, Transfer Fee			
Community Amenities: Close to Town, Clubhouse, Fitness Center, Gated Access, Golf Course, Paved Access, Pool, Putting Green, Tennis			
Water: At Road, Private		Sewer/Septic: Private Sewer	

Internet Remarks: This lot is on the Highlands Falls Golf course. Very quiet street and not far from the Clubhouse. Highlands Falls Country Club is a gated community and beautifully maintained. Club membership is optional. HFCC is located 2 miles from Main Street Highland

Directions: From Cashiers Crossroads take Hwy 64W to left turn into Highlands Falls Country Club, go thru gate, turn right to stay on Sky Lake Drive, then turn right on Falls Drive East to right turn on Falls Drive West. Lot is on the right just past the home at 1418 Falls Drive West.

Information Herein Deemed Reliable but Not Guaranteed



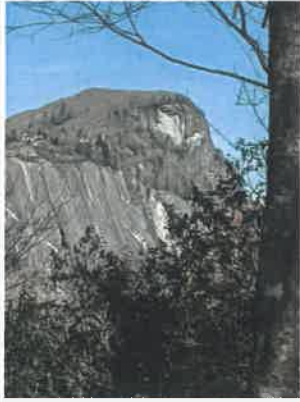
Search Acres: 1-2	Area: Highlands
Lot Size: 1.18	Subdivision: Highlands Falls CC
Land Description: Gently Rolling	Township: Highlands
Subdividable: No	County: Macon
View: Mountain, Some, Wooded	Section: 11
Elevation: 3501-4000	Lot Number: 14
Frontage: None	Lake/Stream Name:

Deed Book: M-30	Deed Page: 2019	Plat Cab:	Plat Slide:
Portion /All of PIN: All	Tax Amount: 404.70		Tax Year: 2020
Deed Restrictions: Yes	Road Maintenance: Included in HOA		Road Maintenance Fees:
Zoning: No	Zoning Type:	Flood Plain: No	Septic Bedrooms: 0
HOA: Yes	Total Annual Fees: 2886		Fee Year: 2021
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee, Transfer Fee			
Community Amenities: Gated Access, Paved Access			
Water: At Road, Private	Sewer/Septic: Private Sewer, Available		

Internet Remarks: Nice gentle building lot on Falls Drive West in Highlands Falls Country Club. This above the road lot can have some view of the mountains and of Eyebrow Ridge. The driveway is partially in. Community water and sewer is available at the road. The lot would lend itself to a two story home with a main level and lower level. Membership in Highlands Falls Country club is available with club approval but optional.

Directions: From Highlands, US 64 East to HFCC entrance. Go through security gate to 4-way stop. Turn right, go past West Knoll Drive on the right. Fourth lot on the right, just past PuzzleTop.

Information Herein Deemed Reliable but Not Guaranteed



Search Acres: .5-1  
 Lot Size: 0.77  
 Land Description: Gently Rolling, Wooded  
 Subdividable: No  
 View: Exceptional, Long, Mountain, Panoramic, Rock Face, Year Round  
 Elevation: 3501-4000  
 Frontage: None

Area: Highlands  
 Subdivision: Highlands Falls CC  
 Township: Highlands  
 County: Jackson  
 Section:  
 Lot Number: 3N  
 Lake/Stream Name:

Deed Book: 926	Deed Page: 106	Plat Cab:	Plat Slide:
Portion /All of PIN: All	Tax Amount: 850.50		Tax Year: 2020
Deed Restrictions: Yes	Road Maintenance: Included in HOA		Road Maintenance Fees:
Zoning: Yes	Zoning Type: R	Flood Plain: No	Septic Bedrooms:
HOA: Yes	Total Annual Fees: 2870		Fee Year: 2020
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee			
Community Amenities: Close to Town, Clubhouse, Croquet, Fitness Center, Gated Access, Golf Course, Paved Access, Pool, Putting Green, Tennis			
Water: At Road, Private	Sewer/Septic: Private Sewer, Available		

**Internet Remarks:** An excellent building lot located in Highlands Falls Country Club with great views of Whiteside Mountain. It would be difficult to find a buildable lot in Highlands with a better view. This gently sloping lot will be very cost-effective to develop for new home construction. Community water and sewer are available at the street. Located halfway between Highlands and Cashiers, you can enjoy each community in a ten-minute drive. Highlands is called the Aspen of the East with its award-winning restaurants, spas, art galleries, world-class shopping, a famous regional art center called the Bascom, a Playhouse, a Performing Arts Center, and numerous hiking trails and waterfalls. Membership is not required in the Highlands Falls Country Club, however, many attractive amenities are available through membership in the club. The golf course is challenging and one of the most interesting courses on the plateau. Tennis, swimming, a very active bridge club, fine dining, a state-of-the-art fitness center, and a best-in-class croquet facility are available to members. Application for membership to Highlands Falls CC is subject to approval by the club Board of Directors. In addition, having a 24 X 7 manned security gate is beneficial to the homeowners in HFCC and provides peace of mind. The building lot is located on Upper Divide in Highlands Falls County Club. Upper Divide is a highly desirable area within the Highlands Falls community of homes.

**Directions:** Hwy 64 E to Highlands Falls Country Club. Go past the security gate. At the 4 way stop, go straight on to Falls Drive East. Go past the tennis Courts and bear right at the fork. Go up the hill and turn right to continue on Falls Drive East. At the stop sign, turn left onto Upper Divide. The lot is located between the home at 1999 Upper Divide and the Lightfoot home at 2079 Upper Divide

Information Herein Deemed Reliable but Not Guaranteed



Search Acres: 1-2	Area: Highlands
Lot Size: 1.75	Subdivision: Highlands Falls CC
Land Description: Rock, Wooded	Township: Highlands
Subdividable: No	County: Macon
View:	Section: 2
Elevation: 3501-4000	Lot Number: 1/2-G
Frontage: None	Lake/Stream Name:

Deed Book: W-29	Deed Page: 1381	Plat Cab: Bk1	Plat Slide: C562
Portion /All of PIN: All	Tax Amount: 387.00	Tax Year: 2021	
Deed Restrictions: Yes	Road Maintenance: Included in HOA	Road Maintenance Fees:	
Zoning: No	Zoning Type:	Flood Plain: No	Septic Bedrooms:
HOA: Yes	Total Annual Fees: 2931	Fee Year: 2021	
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee, Other-See Remarks			
Community Amenities: Close to Town, Clubhouse, Croquet, Fitness Center, Gated Access, Golf Course, Paved Access, Pool			
Water: Private	Sewer/Septic: Private Sewer		

Internet Remarks: Build your dream mountain home on this high elevation lot in the popular Highlands community, Highlands Falls Country Club. This 1.75 +/- acre lot sits at a cool 3,860' +/- elevation just a short drive to Highlands and Cashiers, North Carolina, for boutique shops, fine dining and historic sites. The whole family can also enjoy hiking numerous National Park trails with stunning mountain views and awe-inspiring waterfalls like Dry Falls, Bridal Veil Falls and Cullasaja Falls, 25 min (or less) drive from your new home. Highlands Falls CC optional membership offers a beautiful golf course along the Cullasaja River re-imagined and enriched by Bill Bergin, ASCGA, and his team at Bergin Golf Designs (recently finished), an outdoor pool, croquet, racquet sports, Yacht Club, Fishing, and Youth Camps.

Directions: From Main St in Highlands take Hwy 64 E, turn RIGHT onto Sky Lake Drive then continue onto Falls Drive East, and then left onto Falcon Ridge. Lot will be on your RIGHT just after the intersection, between 1356 Falls Dr E and 1403 Falcon Ridge. Look for the lot marker.\*

Information Herein Deemed Reliable but Not Guaranteed



Search Acres: .5-1  
 Lot Size: 0.88  
 Land Description: Gently Rolling, Rock, Wooded  
 Subdividable: No  
 View: Exceptional, Long, Mountain, Rock Face, Waterfall, Year Round  
 Elevation: 4001+  
 Frontage: None

Area: Highlands  
 Subdivision: Highlands Falls CC  
 Township: Highlands  
 County: Macon  
 Section: 2  
 Lot Number: 38  
 Lake/Stream Name:

Deed Book: D-34	Deed Page: 50	Plat Cab:	Plat Slide:
Portion /All of PIN: All	Tax Amount: 645.00		Tax Year: 2021
Deed Restrictions: Yes	Road Maintenance: Included in HOA		Road Maintenance Fees:
Zoning: Yes	Zoning Type: R	Flood Plain: No	Septic Bedrooms:
HOA: Yes	Total Annual Fees: 2886		Fee Year: 2021
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee			
Community Amenities: Close to Town, Clubhouse, Croquet, Fitness Center, Gated Access, Golf Course, Pool, Putting Green, Tennis			
Water: At Road, Private			
Sewer/Septic: Private Sewer, Available			

Internet Remarks: This wooded lot near the end of North Big Bearpen Mountain Rd within the security gates of the Highlands Falls Country Club has some of the best long-range mountain views in the area including Whiteside Mountain and Shortoff Mountain. Private sewer and water services provided by the HFCA are available to the lot. The recreational amenities available to the homeowners in Highlands Falls Community Association come through membership in the Highlands Falls Country Club. HFCC has undergone a major renovation of its clubhouse and has just completed a total renovation of the golf course. Membership to HFCC is not required for homeownership. Application for membership to Highlands Falls CC is subject to approval by the HFCC Board of Directors.

Directions: Take Hwy 64 to the Highlands Falls CC entrance. Pass through the security gate, go to the 4 way stop, turn right onto Falls Drive West. Follow Falls Drive West and go straight through the three-way stop sign. Continue on Falls Drive West to a split in the road. Bear right onto North Big Bearpen Mountain Rd. The lot is directly across the street from the Saurage home at 561 N Big Bearpen rd

Information Herein Deemed Reliable but Not Guaranteed



Search Acres: .5-1  
 Lot Size: .70  
 Land Description: Gently Rolling  
 Subdividable: No  
 View: Great, Lake  
 Elevation: 3501-4000  
 Frontage: Lake

Area: Highlands  
 Subdivision: Highlands Falls CC  
 Township: Highlands  
 County: Macon  
 Section: 1  
 Lot Number: K-21  
 Lake/Stream Name: HFCC Lake

Deed Book: D-23	Deed Page: 1240	Plat Cab: 3	Plat Slide: 105
Portion /All of PIN: All	Tax Amount: 1011.75		Tax Year: 2020
Deed Restrictions: Yes	Road Maintenance: Included in HOA		Road Maintenance Fees:
Zoning: No	Zoning Type:	Flood Plain: No	Septic Bedrooms:
HOA: Yes	Total Annual Fees: 2286		Fee Year: 2021
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee, Transfer Fee			
Community Amenities: Gated Access, Paved Access			
Water: Private	Sewer/Septic: Private Sewer		

Internet Remarks: One of the few great building lots remaining in Highlands Falls Country Club. This lot falls gently down to the lake below with about 100 feet of lake frontage. The lot is about 300 feet deep. Community water and sewer is available at the road. Spruce Lane is one of the most desirable streets in the club within an easy walk to the clubhouse, fitness center, croquet lawns or the swim and tennis center. Social or Golf membership in Highlands Falls is available at a very attractive rate with club approval of applicant, but membership is not required to own within the gates.  
 Directions: Highway 64 to Highlands Falls Country Club entrance. Past the gatehouse, go straight at the four-way stop. Turn right on Spruce Lane, lot is on the right just past the first house.

Information Herein Deemed Reliable but Not Guaranteed



Search Acres: 1-2  
 Lot Size: 1.15  
 Land Description: Rock, Steep, Wooded  
 Subdividable: No  
 View: Exceptional, Golf Course, Mountain, Panoramic, Rock Face, Waterfall  
 Elevation: 4001+  
 Frontage: None  
 Area: Highlands  
 Subdivision: Highlands Falls CC  
 Township: Highlands  
 County: Macon  
 Section: A  
 Lot Number: 30  
 Lake/Stream Name:

Deed Book: P-36	Deed Page: 1984	Plat Cab:	Plat Slide:
Portion /All of PIN: All	Tax Amount: 537.50		Tax Year: 2021
Deed Restrictions: Yes	Road Maintenance: Included in HOA		Road Maintenance Fees:
Zoning: Yes	Zoning Type: R	Flood Plain: No	Septic Bedrooms:
HOA: Yes	Total Annual Fees: 2886		Fee Year: 2021
Club Membership Rqurd: No	Club Name: Highlands Falls Country Club		
Fees: Association Fee			

Community Amenities: Adjoins National Forest, Close to Town, Clubhouse, Croquet, Fitness Center, Gated Access, Golf Course, Paved Access, Pool, Putting Green, Tennis  
 Water: At Road  
 Sewer/Septic: Private Sewer

Internet Remarks: This wooded lot near the top of North Big Bearpen Mountain Rd within the security gates of the Highlands Falls Country Club has some of the best views in the area of Whiteside Mtn, Shortoff Mtn, Chimney Top Mtn in Cashiers, and Mount Toxaway. The waterfall on HFCC golf hole #15 is directly across the way. Private sewer and water services provided by the HFCA are available to the lot developer. The lot has exceptional views. The recreational amenities available to the homeowners in Highlands Falls Community Association come through membership in the Highlands Falls Country Club. HFCC has undergone a major renovation of its clubhouse and is in the midst of a major renovation of the golf course. Membership to HFCC is not required for homeownership. Application for membership to Highlands Falls CC is subject to approval by the HFCC Board of Directors. Directions: Take Hwy 64 to the Highlands Falls Country Club entrance. Pass through the security gate, go to the 4 way stop and turn right onto Falls Drive West. Follow Falls Drive West and go straight past a three-way stop sign. Continue on Falls Drive West to a split in the road. Bear right onto North Big Bearpen Mountain Rd. The lot is on the right at the top of the hill this side of the guard rail

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Search Acres: .5-1  
 Lot Size: 1.06  
 Land Description: Wooded  
 Subdividable: No  
 View: Wooded  
 Elevation: Not Known  
 Frontage: None

Area: Highlands  
 Subdivision: Highlands Falls CC  
 Township: Highlands  
 County: Macon  
 Section: 2  
 Lot Number: A-18  
 Lake/Stream Name:

Deed Book: I-38      Deed Page: 846      Plat Cab:      Plat Slide:  
 Portion /All of PIN: All      Tax Amount: 404.70      Tax Year: 2020  
 Deed Restrictions: Yes      Road Maintenance: Included in HOA      Road Maintenance Fees:  
 Zoning: Yes      Zoning Type: Residential      Flood Plain: No      Septic Bedrooms:  
 HOA: Yes      Total Annual Fees: 2915.      Fee Year: 2020

Club Membership Rqurd: No      Club Name: Highlands Falls Country Club  
 Fees: Association Fee, Transfer Fee

Community Amenities: Adjoins National Forest, Close to Town, Clubhouse, Croquet, Fitness Center, Gated Access, Golf Course, Paved Access, Pool, Tennis

Water: At Road, Private      Sewer/Septic: Private Sewer

Internet Remarks: Price reduced this lot price by 15%. Included is a 4 bedroom, 4 1/2 bath Architectural plan that has been approved by the Highlands Fall Association. This wooded home-site is in the popular Highlands Fall Country Club. This is a private gated community with water and sewer available. This friendly community is just a few miles from downtown Highlands and offers golf, tennis, croquet, pickleball, a fitness center and dining with membership.

Directions: From Highlands take Highway 64 to Highlands Fall CC. Turn right. After the gate, turn right at the 4-way stop straight. Go .4 mile past West Knoll. The lot will be on the right and before #889 and just before the entrance to Laurelwood.

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