



BERKSHIRE HATHAWAY
HomeServices

LUXURY
COLLECTION



40 CATES RIDGE ROAD

ATLANTA, GEORGIA 30327



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6 BEDROOMS | 8 FULL BATHS | 2 HALF BATHS
\$7,750,000

Incredible resort-feel estate in North Buckhead that borders state land and the Chattahoochee River. This location is extremely desirable for its lower tax base, and being just minutes from Buckhead. The interiors of the home are light and airy. Very private and secure with front and back gates on the property. The property includes four parcels that make up this property for a total of 8.4 manicured acres, complete with lake, golf cart paths, walking trails, waterfalls to the lake, tennis, batting cages, new pool with spa, the main house, guest cottage on the lake and a caretaker's residence. All features are on the latest Control 4 technology and it has a whole house generator.





























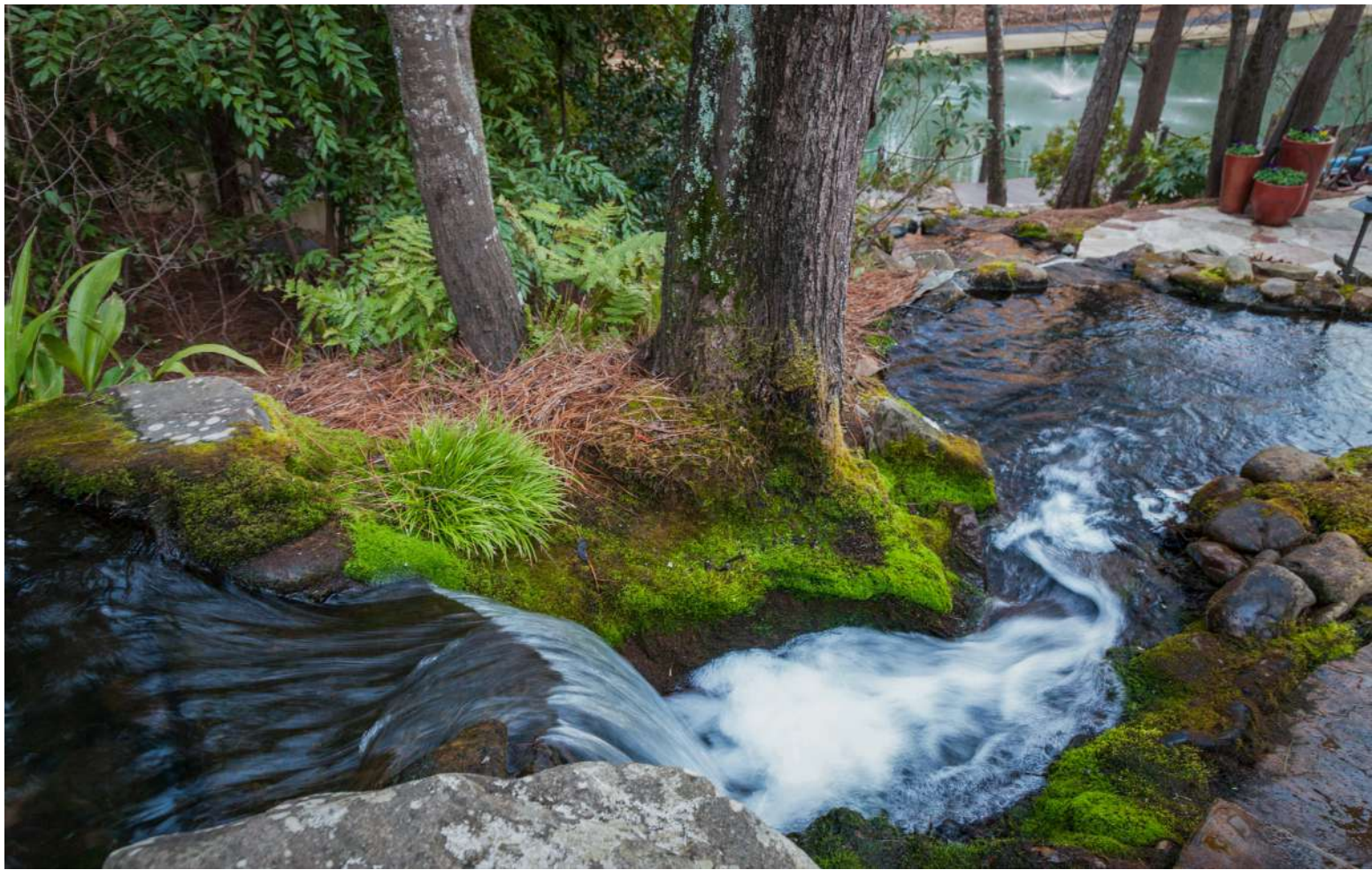


FEATURES

- Private estate on 8.4+ acres
- Secured and gated main and back
- Latest Control 4 home technology, whole house generator
- Lake with fountains, waterfalls, pergola
- Guest cottage on the lake
- Caretaker home on the back of the property
- Guest apartment attached to the house
- Tennis, batting cages, trails, new pool with spa
- Outdoor dining pavilion, bar and grill











KEY

- | | |
|---|-----------------------------------|
| 1. Front gate, back gate to Indian Trail and Chattahoochee State Forest | 8. Waterfalls and pergola |
| 2. Guest cottage | 9. Pool |
| 3. Trails behind guest cottage | 10. Par 3 |
| 4. Caretaker house | 11. Batting cage |
| 5. Lake and golf cart path | 12. Residence and guest apartment |
| 6. Tennis court | 13. Koi ponds |
| 7. Zen meditation garden | 14. Dining pavilion |
| | 15. Guest apartment |





1. Home
2. Chastain Park
3. Pace Academy
4. Westminster Schools

5. Lovett School
6. Lenox Square Mall
7. Shops at Buckhead



DEBRA JOHNSTON

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