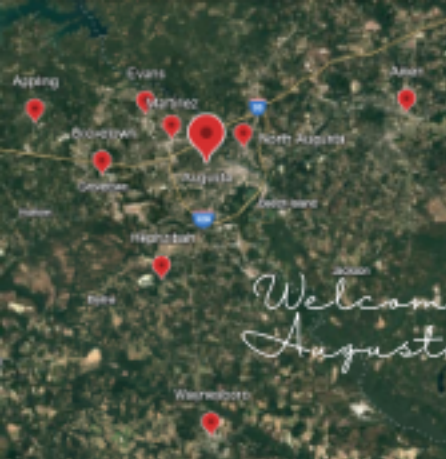


*Augusta Area
Relocation
Guide*

COURTESY OF COURTNEY BLANKENSHIP

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Welcome to the
Augusta Area

Map courtesy of Google Earth

RIVERWATCH

By Susan Hoffman | Copyright 2016

Where to live

WHAT IS MOST IMPORTANT TO YOU? DO YOU WANT TO LIVE BY THE LAKE? DO YOU LIKE AN URBAN ENVIRONMENT WHERE YOU CAN WALK EVERYWHERE? NEED TOP-RATED SCHOOLS?

- APPLING, GA
- AUGUSTA, GA
- EVANS, GA
- GROVETOWN, GA
- HARLEM, GA
- MARTINEZ, GA
- WAYNESBORO, GA
- Aiken, SC
- NORTH AUGUSTA, SC

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RESIDENTIAL COMMUNITIES



learn more
ABOUT SCHOOLS AT:
GREATSCHOOLS.ORG

- COLUMBIA COUNTY SCHOOLS
- RICHMOND COUNTY SCHOOLS
- BURKE COUNTY SCHOOLS
- AIKEN COUNTY SCHOOLS

CONTACT US FOR A LIST OF NEIGHBORHOODS IN YOUR
DESIRED SCHOOL DISTRICT.

Augusta Area Benefits

- **Affordability:** Median Home prices in the area fall below the national average of \$520,000
- **Schools:** Columbia County is home to some of the best schools in the nation.
- **Outdoor Lifestyle:** There are ample opportunities to have an outdoor life, whether it's golf, kayaking, biking, fishing, or any other activity you might enjoy.
- **Careers:** The unemployment rates in Columbia County are among the lowest in the nation.
- **Medical Care:** Augusta is home to top notch hospitals and specialty care facilities.
- **GOLF:** Home of the Masters, the area has plenty of golf courses for the enthusiasts.

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ELEGANT LIVING

Richmond County

Richmond County, GA, is home to Augusta, known for the Masters Tournament, rich history, and a thriving medical and military presence. Residents enjoy affordable housing, outdoor recreation along the Savannah River, and a lively arts and dining scene. With scenic parks, historic landmarks, and Southern charm, it's a great place to live and explore.

AUGUSTA

Population: 197,555

HEPHZIBAH

Population: 5,850

RICHMOND COUNTY GUIDE

<https://www.visitaugusta.com/>

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Augusta

Augusta is the second oldest and second largest city in the state. Famous Augustonians are James Brown, President Woodrow Wilson. It is the home of the oldest African American church in the US. It comes with it the old Southern Charm of the Deep South, the legacy of the Masters Golf Tournament and the great dining and warm hospitality you expect!

EAST FACTS

Population: 197,535*

Favorite Features: Broad Street, Riverwalk, James Brown Area, Bell Auditorium, The Miller

City Website: www.augustaga.gov

Visitors Bureau: www.visitaugusta.com

*population numbers based on the 2020 census.



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North Augusta

North Augusta is a city in Aiken and Edgefield counties in the U.S. state of South Carolina, on the north bank of the Savannah River. North Augusta is charming and beautiful. The city is included in the Central Savannah River Area (CSRA) and is part of the Augusta, Georgia, metropolitan area.



FAST FACTS

Population: 23,370*

Favorite Feature: North Augusta Greenway, Hammonds Ferry Dining, SRP Park & GreenJackets Baseball, Riverview Park, North Augusta's charming downtown and schools.

City Website: www.northaugusta.net

*Population Numbers are based on the 2020 census.

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Aiken

Aiken, South Carolina, exudes Southern Charm and elegance. Known for its vibrant equestrian community, the city offers a perfect blend of historic architecture, picturesque landscapes, and a welcoming small-town atmosphere. Residents and visitors alike enjoy a rich cultural scene, delightful local shops, and numerous outdoor activities, making Aiken an ideal place to call home.

FAST FACTS

Population: 31,500*

Favorite Feature: Hopland Gardens, Aiken Thoroughbred Racing Hall of Fame and Museum, Aiken County Historical Museum, Aiken Souppleshore.

City Website: www.cityofaiken.sc.gov

*Population Numbers are based on the 2020 census.

Columbia County

Just 2 hours from Atlanta, Columbia County is the neighbor of Augusta and the Gateway to Fort Eisenhower—Home of the U.S Army Cyber Center of Excellence. Columbia County is made up of 5 communities; Appling, Evans, Grovetown, Harlem and Martinez.

EVANS

Population: 30,643

MARTINEZ

Population: 54,912

APPLING

Population: 855

GROVETOWN

Population: 14,777

HARLEM

Population: 5267

COLUMBIA COUNTY GUIDE

<https://www.columbiacountyga.gov/community/news/the-current>

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Martinez is a northwestern suburb of Augusta and is technically part of the Augusta, Georgia metropolitan area but it belongs to the Columbia County jurisdiction. You will find beautiful custom homes, as well as, charming Southern neighborhoods. Close to the Savannah River, Martinez is a sought after location.

EAST FACTS

Population: 34,912*

Favorite Features: Savannah River Rapid Park, Quiet Neighborhoods, Schools, Close proximity to Downtown Augusta & the Medical District

www.exploregeorgia.org/city/martinez

*Population Numbers based on the 2020 census.



Martinez

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AN AUGUSTA, GEORGIA COMMUNITY



Grovetown

With easy access to I-20, Grovetown is often referred to as the gateway to Columbia County. Grovetown is booming. It's full of ample shopping and dining options and tons of recreation opportunities. Loved by our military community because of it's proximity to Fort Gordon, this community is diverse and extremely family friendly. You will find tons of newer homes and new construction. Grovetown is also an incorporated city with it's own city hall and government, and the Columbia County Chamber of Commerce keeps a separate office here.

EAST FACTS

Population: 14,777*

Favorite Features: Columbia County Convention Center, Splash Pad and Patriots Park, The Columbia County Fair Grounds.

*Population Numbers based on the 2020 census.

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Harlem

Harlem was named after the neighborhood in the borough of Manhattan. It is beautiful, quiet and you can find large lot properties. Harlem is the birthplace of comedian Oliver Hardy; the annual Harlem Oliver Hardy Festival is held on the first Saturday each October on Main Street in his honor. New Developments: GreenPoint.

EAST FACTS

Population: 3267*

Favorite Features: Small Town Feel,
Schools, Columbia Theater
City Website: www.harlemga.org

*Population Harlems based on the 2000 census.

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Appling

The official county seat of Columbia County, Appling is also the future home of AGSI, the Amazon fulfilment center. Appling is also the home of the oldest Baptist church in Georgia, Clarks Baptist. Though some new home developments are in the works in Appling, there are still large lots and rolling country available. Plenty of opportunities here.

EAST FACTS

Population: 855*

Favorite Features: The Historic Court House, Wildwood Park, Clarks Hill Lake, Fishing and Boating events, and is the home of the Professional Disc Golf Association

*Population numbers based on 2020 Census

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Real Estate

Hospitals

WE HAVE SEVERAL TOP-NOTCH HOSPITALS IN THE AREA:

DWIGHT D. EISENHOWER ARMY MEDICAL CENTER
WELLSTAR (FORMERLY AUGUSTA UNIVERSITY MEDICAL CENTER)
DOCTOR'S HOSPITAL
REDMONT HOSPITAL (FORMERLY UNIVERSITY HOSPITAL)
CHARLIE NORWOOD VA MEDICAL CENTER
AKEN REGIONAL MEDICAL CENTER

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READY TO FIND OUT MORE?

LET US HELP YOU FIND A HOME VIRTUALLY! AVAILABLE IN AUGUSTA

Watch Our PLAYLIST ON VIRTUAL HOUSE HUNTING

[https://www.youtube.com/playlist?](https://www.youtube.com/playlist?list=PL4vdUjWELFswPgldGKpBHlqjnccz5QYQU)

[list=PL4vdUjWELFswPgldGKpBHlqjnccz5QYQU](https://www.youtube.com/playlist?list=PL4vdUjWELFswPgldGKpBHlqjnccz5QYQU)

About Riverwatch Residential & Commercial

RIVERWATCH Residential is centrally located in Augusta, GA. Cortsey Blankenship is a licensed REALTOR® in the state of Georgia and South Carolina. She is also a short term rental owner and Director of Property Management at Riverwatch Residential and Commercial.

What do you get when you HIRE Everything Augusta:

- High Integrity
- Fiduciary Responsibility to our Clients
- Excellent Negotiation Skills
- Access to Incredible Contractors & Designers
- Staging for LISTINGS, Sales and Rental
- Property Management for Investment Properties
- Honesty in Pricing
- Professional Marketing (Film and Social Media)
- Virtual Tours and Meetings
- Seamless Showings
- A Deep love of people from every walk of life



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Connecting with
RIVERWATCH

Simply call our main number 706-842-8644 or Courtney's cell at 706-707-5165. Be sure to let us know what areas you are interested in exploring!

Explore our Interactive Website for more information!

WWW.RIVERWATCHGROUP.COM

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Thank
You

AND WELCOME TO AUGUSTA!

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