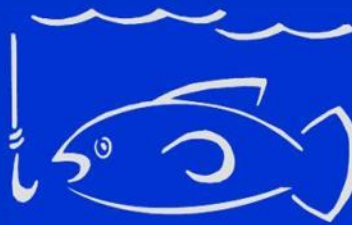


BuyHartwellLake

llc



1-855-BUY-LAKE



January 2017

Email your pictures of Hartwell to HartwellLakefront@gmail.com.
One will be selected every month for our cover.

New Listings Of the Month



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Lot 63/64 Lakefront Rd Townville SC \$159,000 - You will absolutely love this area. The road frontage on these lots faces beautiful pasture land and horses. These 2 lots total 1.57 acres and offer a gentle slope to lake. Great building site. Covered slip dock in place. This neighborhood is a pleasure to live in and you will not be disappointed. Dock Permit #8110.



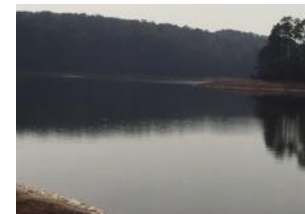
136 River Ridge Martin GA \$289,900—Magnificent views and DEEP water! No need to ever move your dock. Low maintenance yard and concrete cart path to Covered Slip Dock w/ Upper Party Deck. Come have fun on Lake Hartwell! Living room with vaulted ceiling, hardwood floors and wood burning stove opens to a lakeside screen porch that spans back of house. Enjoy the wood stove or rely on the heat pump to heat and cool. Kitchen with stainless steel appliances, master on the main and a full bath with double-sink vanity. Lower level includes two bedrooms, full bath, laundry room and extra office/storage/sleep space. Lower level deck is also screened. Workshop with storage area. Natural rock shoreline – no riprap needed.



503 Edgewater Anderson SC \$349,499 - 3724 SF home with 5BR, 3BA which has been updated and lovingly maintained. Newer roof, new HEAT pump, updated kitchen with new stainless appliances, Corian counters, newer cabinets & 2 pantries. New carpet throughout, crown molding and freshly painted. 2 fireplaces with gas logs. MOTHER-IN-LAW SUITE can be used for guest quarters, parents, or apartment. Rec room with custom bar and fireplace. Gentle slope to the lake and platform dock which can be upgraded per Corps. Convenient to everything. Great entertainment home with sliding doors from living and dining room to deck which provides lake views.



242 Jenkins Mill Westminster SC \$300,000 - Wonderfully crafted cedar sided retreat situated on one acre with deep water and beautiful views. Home features wood floors, tongue and groove wood ceilings, lakeside master bedroom, great room with rock surround fireplace, screen porch, large deck, playground and patio. The covered slip dock has an over-sized 24 foot slip with boat lift, storage locker and light pole plus water service at shoreline. Lake is 13+ feet deep at dock at full pool. This desirable community is comprised of well maintained rustic style waterfront homes, a common area with fire pit and benches, neighborhood boat/trailer parking area.



Lot 14 Hard Cash Lane Townville SC \$109,900 - Beautiful lot in a great sub division. A restricted area, no mobile homes. Gentle slope, Good water, 90' of lake frontage. A Boot shaped lot that provides a nice drive and a larger, more private area to build. Approved for a 24x24 dock per COE



Q&A With The Corp Of Engineers



How did the pool levels, top of flood, top of conservation, bottom of conservation storage initially get established?

In the design of the projects, the Corps based the flood storage capacity on the need to reduce the risk of flooding downstream. The conservation pool supports all of the non-flood risk management purposes of the project – water supply, water quality, recreation, hydropower, fish and wildlife management, and navigation. The size of the conservation pool was based on how much storage was needed to meet these project purposes through the drought of record at that time and still make the project economically justifiable. The projects were designed as peaking hydropower facilities which generate hydropower during the peak demand periods of the day, when it is needed most. The sale of this electricity pays the majority of the costs of building and operating the dam and lake projects.

Why is Russell Lake’s conservation pool only 5 feet from top to bottom? Why does Russell Lake always appear full?

Russell Lake was designed as a pump storage facility. This pump capability requires less conservation storage to make it economically viable. Because of this design, the level of normal operation must remain within that five foot window. Congressional authorization and the design of the Russell Dam only allows for a 5-foot fluctuation above and below full pool of 475 feet above mean sea level (ft-msl). At levels above 480 ft-msl we endanger the dam’s integrity. At levels below 470 ft-msl we fall outside our authorized operating range and begin to lose turbine efficiency.

If you must release water to meet downstream needs, why do you continue to release water after heavy rains downstream?

There may be short periods of high inflow downstream of the dam due to heavy localized rainfall, when Thurmond Dam releases would not be necessary to satisfy water supply requirements. However, there is generally not enough “lead time” and the inflow not dependable enough to allow us to modify project operations.

In addition, rain may fall too far downstream. For instance, if Thurmond was to curtail releases in anticipation of inflows to Augusta that did not materialize, Augusta’s water supply as well as the critical habitat in the Augusta Shoals would suffer.

Corp to Accept Christmas Trees to Use as Fish Attractors

The season of giving continues beyond holiday celebrations as officials at the U.S. Army Corps of Engineers, Hartwell Lake and J. Strom Thurmond projects activate plans to repurpose Christmas trees into fish habitats. Officials will accept only real Christmas trees for recycling Dec. 26 through Feb. 1, 2017 at Hartwell and Dec. 20 through Jan. 11, 2017 at Thurmond.

The drop-off locations are as follows:

- Big Oaks Recreation Area and Poplar Springs boat ramp in Georgia (Hartwell)
- Twin Lakes and Friendship boat rams in South Carolina (Hartwell)
- Mount Lebanon Elementary in Pendleton, South Carolina (Hartwell)
- Riverside Middle School located in Evans, Georgia (Thurmond)



Corps rangers and volunteers will place submerged trees around fishing piers to act as fish attractors and improve fishing habitat. Small trees and brush provide cover for fish, particularly as nursery areas for juvenile fish, said Hartwell Lake Park Ranger Jess Fleming.

“Christmas trees provide habitat for aquatic insects which supplies essential food during the early stages of most fish species,” said Fleming.

All decorations to include tinsel, lights, garland, bulbs, etc. must be removed from trees before dropping them off. The dumping of wireframe wreaths, yard debris, and household trash at sites is strictly prohibited.

Additional trees will be staged at select ramps around the lake to be used by the public. Trees can be picked up by fishermen any time for personal use until Feb. 1 from any of the Hartwell drop-off locations. At Thurmond, anyone wishing to obtain a list of locations where the trees will be available should contact the office after Jan. 11.

For more information or to volunteer, contact the Hartwell Lake Manager’s Office at 888-893-0678 or Thurmond Lake Project Office at 800-533-3478.

Join us at the 2017 Atlanta Boat Show Jan 12-15

Get Hooked On Lake Hartwell!!!

Fishing, Golfing, Boating, Water Skiing, Relaxation!





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of Our Customers,
Somebody Else Will!"**



BuyHartwellLake, LLC Cordially Invites You To Join Us At:

The Atlanta Boat Show

January 12-15, 2017

**Atlanta World Congress Center, Hall C,
280 Northside Drive, NW, Atlanta, GA 30314**

Show Hours:

Thursday & Friday, January 12 & 13 11am-9pm;

Saturday, January 14 10am-9pm;

Sunday, January 15 10am-6pm

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We Have A Limited #

**Note: Our Clients Will
be Given "First Dibs" on
Available Tickets.**

NOW IS THE TIME TO LIST YOUR PROPERTY TO BE FEATURED AT THE SHOW

- We participate in the Atlanta Boat Show event many Lake Hartwell Property Buyers are from Atlanta!
- Normally we are the only SC Real Estate Company that participates
- Potential buyers will have access to all of our listings as they visit our booth!
- If your property is listed with us at the time of the show, congratulations. It will be featured at the show!
- Are you thinking about listing your property? Now is the time. Don't Miss This Opportunity!
- Call 1-855-BUY-Lake or (864) 225-2410 To List Your Property Today!

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Hydropower Generation on Lake Hartwell

Introduction:

Hartwell Dam and Lake was the U.S. Army Corps of Engineers second multi-purpose “project” in the Savannah River Basin. Authorized by Congress under the Flood Control Act of 1950, the Hartwell Project was built between 1955 and 1962 for the purposes of hydropower, flood control, and downstream navigation. Additional purposes of the project now include water supply, water quality, recreation, and fish and wildlife management. Filling of the lake began in February 1961, and was completed in March 1962. The power plant first went on-line in April 1962.



The power plant originally consisted of four generators, with provisions made for a 5th generator based on the foresight that additional power demands would be likely. The 5th generator was installed in 1983. The Hartwell Project power plant has the distinction of being the only hydroelectric plant to be totally designed and constructed by the Corps, with the generators located outdoors.

Hartwell Dam is a concrete-gravity structure flanked on both sides by embankments of compacted earth. The concrete section is 1,900 feet long and rises 204 feet above the riverbed at its highest point. The earthen embankments on each side of the dam lengthen it to over 3 miles. The dam creates a 55,900-acre lake that stretches 49 miles up the Tugaloo River, and 45 miles up the Seneca River. These two rivers – the Tugaloo and Seneca – come together to create the Savannah River, 7.1 miles above the Hartwell Dam.

The dam is located approximately 300 river miles above the mouth of the Savannah River, where it empties into the Atlantic Ocean (in Savannah, Georgia) and 90 miles above Augusta, Georgia. Two other Corps projects – J. Strom Thurmond (formerly Clarks Hill) located near Augusta (completed in 1954), and Richard B. Russell, located between Hartwell and Thurmond Projects near Elberton, Georgia (completed in 1985) – join Hartwell to form a chain of lakes 120 miles long.

The Corps of Engineers is the nation’s leading producer of hydroelectric energy, and Hartwell Dam and Powerplant is part of the Corps’ national commitment to this energy. Hydroelectric power generation continues to be the only pollution-free means of producing commercial energy.

(continued next page)

Hydropower Generation:

Hartwell Powerplant is referred to as a “peaking” plant – which means the powerplant is designed to supply dependable power during hours of “peak” daily demand. In addition to being a very clean energy source, another major advantage of hydropower is the availability to come “on-line” (begin producing power) within a few minutes. Other types of powerplants such as nuclear and fossil fuels often take several hours, at which point the peak demand has often passed. This ability to virtually produce power on demand during peak periods helps to reduce energy shortages (especially during the summer months) and makes hydropower, and the Hartwell Powerplant, an exceptional resource.

The original four generators were designed with a nameplate rating of 66,000 kW. In other words, under controlled conditions, each unit could produce up to 66,000 kW of electricity per hour (the latter installed 5th unit has a nameplate rating of 80,000 kW). However, the nameplate rating of the first four generators recently increased due to a “rehabilitation” or overhaul. The rehab increased the overall plant capacity from 344,000 kW to 422,000 kW, a 22.7% increase; this is equivalent to adding a 6th generator.

On average, the Hartwell Powerplant produces over 468 million-kilowatt hours per year. Revenues during 2001 totaled over \$14 million, and have exceeded \$330 million since 1962.

How Hydropower Works:

Hydroelectric power is produced when water from Hartwell Lake flows through the intake section of the dam by large pipes called “penstocks”. The penstocks are located approximately 100 ft. below the surface of the reservoir. Water flows through these 24 ft. in diameter penstocks at a rate of 2 – 3 million gallons per minute when generating. The force of the water rotates the “turbines” which resemble large water wheels or fan blades.

The rotating turbine causes the 41-inch diameter generator shaft to spin, which then causes the rotor to turn (the rotor is a series of magnets where the magnetic field is created). The rotor turns inside the “stator” – a stationary part of the generator made of copper coils of wire called “windings”. Electricity is produced as the rotor spins past (inside of) these windings.

The generators create electricity in the form of volts. By means of transformers, the electric current produced is “stepped up” or increased in voltage from 13,800 volts to 230,000 volts for transmission to power companies or decreased in voltage for use in powerplant operations. Water used in generating the power is discharged into the river below the dam, where it can be “reused” for additional purposes such as water supply and water quality needs of the Savannah River Basin.

Where Does the Power Go?

Power produced at Hartwell and all other Corps operated power plants in the southeast, is marketed by the Department of Energy’s Southeastern Power Administration (SEPA). Power is sold through SEPA to private power companies and public cooperatives in the Southeastern U.S. and from there to customers of those companies. Although electricity is not sold directly to the consumer, the underlying goal of all Corps hydroelectric projects is to provide power to consumers at the lowest possible rates. Rates are set by the marketing agency and approved by the Federal Energy Regulatory Commission. Revenue from Corps power plants is returned to the U.S. Treasury.

Lake Hartwell Visitors Center

The Hartwell Dam & Lake Visitor Center is a great stop for anyone needing more information about one of the Southeast's largest lakes, Hartwell Lake. Big Oaks Recreation Area is located adjacent to the visitor center. At Big Oaks, you will have a great view of Hartwell Lake from the picnic area. Take a walk on a paved (handicap accessible) walking trail that goes along the edge of Hartwell Lake and leads to the top of Hartwell Dam, where you have a scenic view of the lake, dam and the Savannah River.

Hartwell Lake covers approximately 56,000 acres and offers a variety of outdoor recreation opportunities, including swimming, picnicking, camping, fishing and boating along its 962 miles of shoreline.

On the lower side of the dam, along the Savannah River, is one of the newest attractions in Hartwell, Ga.: the Hartwell Dam Fishing Pier. This pier is free and open to the public. Access it by driving to the Georgia River Recreation Area just one mile from the visitor center.

HOURS OF OPERATION

Sunday: 9:00AM - 5:30PM
Monday: 8:00AM - 4:30PM
Tuesday: 8:00AM - 4:30PM
Wednesday: 8:00AM -
4:30PM
Thursday: 8:00AM - 4:30PM
Friday: 8:00AM - 4:30PM
Saturday: 9:00AM - 5:30PM

FACILITY AMENITIES

Free Parking, Maps & Brochures Available, Parking on Site, Picnic Area, Picnic Shelter, Public Restrooms

GENERAL INFORMATION

Family-friendly, Free Admission , Handicapped Accessible, Open Year 'Round

U.S. Army Corps of Engineers
5625 Anderson Hwy. (Hwy. 29)
Hartwell, GA 30643
888-893-0678 | 888-893-0678



Lake Hartwell Hiking

Many parks offer nature trails and some have more difficult hikes. Check out the park listings near your specific Lake Hartwell vacation location.

If you are a "serious" hiker, you may want to check out **The Foothills Trail** which is a difficult trail that meanders over 76 miles as it follows the NC and SC border, skirting the northern shore of Lake Jocassee. You will see incredible views as the trail goes through Table Rock and Oconee State Parks in SC and Gorges State Park in NC. Go to www.foothillstrail.org or call 864-467-9537 for more information.



The Appalachian Trail is over 2,174 miles long. Go to www.appalachiantrail.org or call 706-265-6278/706-265-8888 for more information. See Tullulah Gorge State Park which has two very strenuous trails. You can also go to www.localhikes.com or www.sctrails.net.

Hart State Outdoor Recreation Area

330 Hart Rd.

Hartwell, GA

North of Hartwell on Hwy 29, turn left on Ridge Rd and go 2 miles

www.gastateparks.org

706-376-8756/800-864-7275

On Lake Hartwell: 78 tent, trailer and RV sites, electrical/water, 5 lake side cabins, picnic areas, restrooms, playground, 2 swimming beaches, 2 boat ramps, docks, store, canoe, Jon boat and pontoon boat seasonal rentals, fishing, **hiking and biking (1.5 mile multi-use trail)**.

Victoria Bryant State Park

1105 Bryant Park Rd.

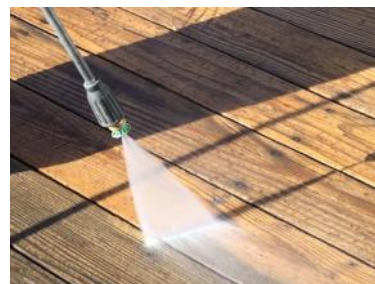
Royston, GA 30662

www.gastateparks.org/info/vicbryant

706-245-6270/800-864-7275

Golf, camp sites, hiking trails, picnic areas, swimming pool, playground.

D&S Dock Cleaning
On Water Boat & Dock Cleaning
Easley, South Carolina
Serving Lake Hartwell
864.303.3543



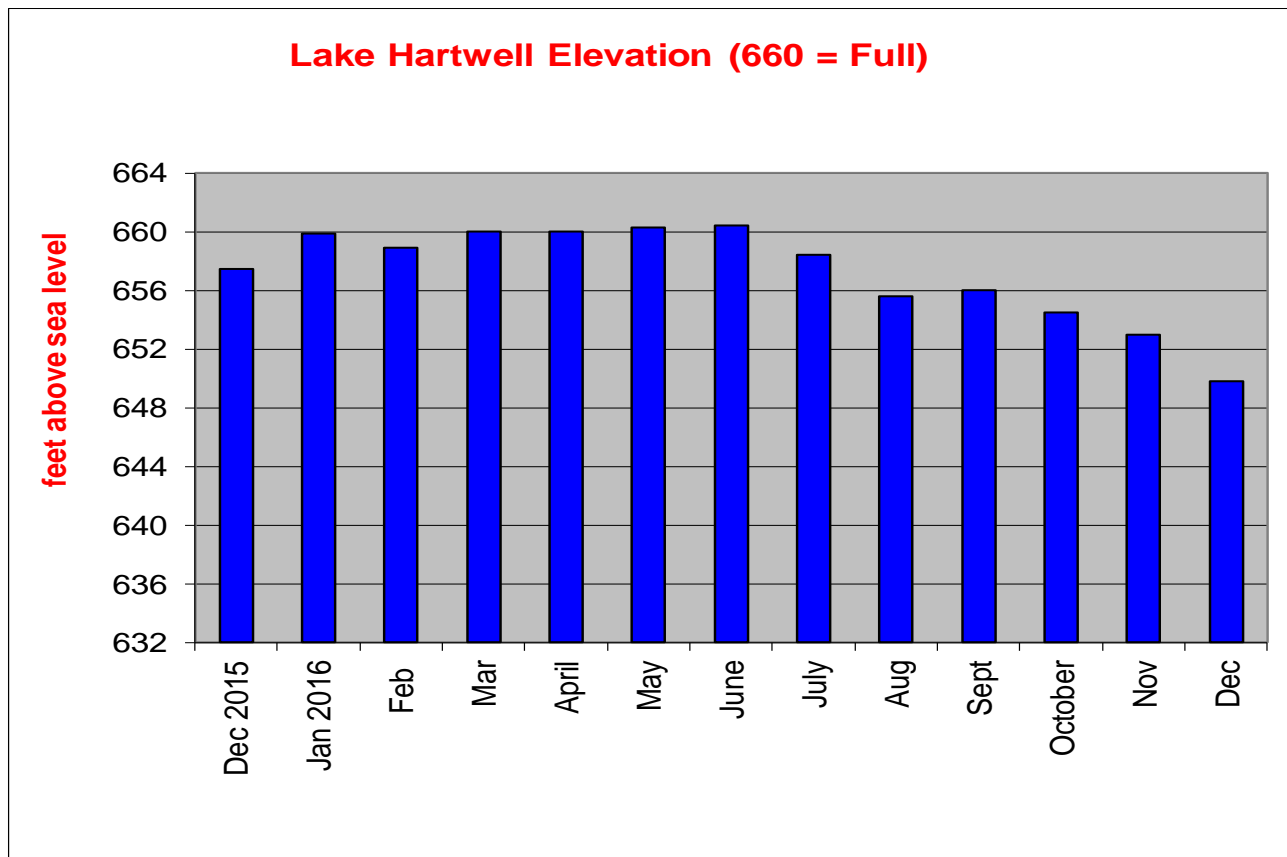
Fishing Report

Lake Hartwell January 1st - 58 degrees

We have continued to focus our efforts in the Tugaloo river area both north and south of the 85 bridge. In the first part of the mornings we have been working the back part of the creek arms and main lake pockets shallow with a square bill crank bait. This bite has been slowly declining so we will look to start using more of a flat sided crank bait and deeper water in the 8 to 12 feet zone with them. As always this time of year you want to look for the areas the sun is on first. This water as you know warms the quickest and can be very productive. Some of the very backs of the creek arms are muddy and have not been that productive. With the rain that has come in the area look for more areas of the creeks to be stained. This can be a good thing if it is not real muddy water but if it is a light stain that will help keep some of these fish shallower than normal specially the areas that are getting more sun. Continue to look for the bait as this continues to be key as it always is during the fall/winter months. So take the time to find the bait and fish these areas thoroughly.



Courtesy www.havefunfishing.com



Visit our Lake Hartwell Informational site!

LakeHartwellLiving.com

Interested in activities on and around Lake Hartwell? LakeHartwellLiving.com highlights current lake activities, events and news. You will find information concerning the corp of engineers, permit information and contact numbers for all the local service providers you may need. Also included are links to surrounding activities such as golf courses, waterfall hikes, campgrounds marinas

For The Kids

WINTER WORD SEARCH



Created by
Sue Lindlauf
Grand Forks Herald
2010

W	E	A	T	H	E	R	W	G	S	F	P	S	F	M
O	H	J	V	O	L	J	O	N	J	V	H	N	J	J
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D	R	H	B	P	T	T	D	P	V	B	P	W	W	N
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N	V	D	O	M	G	G	N	I	D	D	E	L	S	D
S	B	E	P	I	C	C	R	E	T	N	I	W	C	E
F	S	L	I	P	P	E	R	Y	R	T	A	H	H	R

See how many of these words you can find in the puzzle. The words can be forward, backward or diagonal.

- | | | | |
|------------|--------------|--------------|--------------|
| 1. Snow | 5. Shovel | 9. Slippery | 13. Scarf |
| 2. Snowman | 6. Cold | 10. Slide | 14. Hat |
| 3. Winter | 7. Freezing | 11. Sledding | 15. Earmuffs |
| 4. Weather | 8. Snowflake | 12. Skating | 16. Mittens |

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- We know the lake, our experience allows us to evaluate your needs and quickly identify properties that make sense for you.
- We have the largest inventory and selection of properties listed on Lake Hartwell. Over 20 million dollars as of 10/31/2016
- Every partner in our company is a full time resident on Lake Hartwell
- All partners have more than 15 years experience selling and listing property on Hartwell.
- Homes and lots are listed in **three** MLS systems, Western Upstate SC, Greenville SC and GA MLS for maximum exposure.
- Our site www.BuyHartwellLake.com is typically listed first on the first page of virtually all google searches for Lake Hartwell homes and lots.
- We have a one million+ email database of the prime Lake Hartwell purchasing demographic for marketing purposes.
- All listings are submitted to 700+ websites including our flagship site BuyHartwellLake.com. Over 100 million prospects visit our network of partnered websites every month! You will be seen!
- Our monthly newsletter features listings, corp news, lake events and is distributed to thousands of lakefront property owners and a database of clients interested in owning lakefront property.
- Need a different perspective? We offer property viewing by boat. This can give you a unique look at a particular home or lot that you're considering.

Call us anytime to discuss your situation
1-855-Buy-Lake



Patty and Don Cleveland
864-940-2232
Patty@buyhartwelllake.com



- Members of SC Western Upstate, Greenville SC & the GA MLS
- Multi-Million Dollar Producers and Accredited Buyers Representative
- Specialization: We all specialize in property on and around Lake Hartwell, Lake Keowee and other surrounding lakes. We pride ourselves in keeping abreast of the market of both what is new and what has sold. We want to be well informed so as to give you the best service possible. Our motto is "If we don't take care of our customers, somebody else will".
- Personal: We have lived on Lake Hartwell for a number of years owning property in both Georgia and South Carolina. We know Hartwell! Whether you are looking to be on the lake or in a lake accessible area, we can help you. Once you narrow your search down, we can show you property by boat. If you are looking to sell, please let us meet with you and show you our marketing plan. Many of our clients are referred to us by previous clients. Let our dream of lake living be yours as well.

Kyle Corbett
864-376-9163
Kyle@buyhartwelllake.com



- Listing Specialist–Aggressive Marketing Plan for Lake Property & Homes with inclusion in three MLS Systems.
- Listing Sales Rate 36% GREATER than the lakefront market average
- Full time resident on Lake Hartwell for the last 24 years
- Licensed in SC and GA – Multi Million Dollar Producer
- I bought my first lake cabin in 1992 a few years after graduating from Clemson University. 24 years later I am married with three boys and we spend a great deal of our free time skiing, tubing, knee boarding and kayaking
- I have a marketing plan which is second to none and gives our sellers an upper hand when it comes to listing their property. As a result, my listing sales rate for homes is 36% GREATER than the market average. Why? Because we do more! My approach is based on years of experience, research and knowledge of buying trends. I do not just put sign in the yard and just walk away, I spend time everyday with every listing making sure it is best positioned to get maximum exposure. Allow me to determine the value of your lakefront property.



Debbie Henderson
404-313-4404
Debbie@buyhartwelllake.com



- Originally from the Midwest, my husband and I moved to Stone Mountain, GA in 1980 to start a new business and then to Snellville where we raised three children. We now have two grandchildren and a dog named Sir Alex Ferguson.
- After boating on Lake Lanier for many years, we moved to Martin, Georgia on quiet, peaceful Lake Hartwell in 2005. By water, we are very near the “jumping rock.”
- My husband builds custom lake and golf course homes. I’ve observed first-hand the building/selling process over the last 25 years.
- Licensed in Georgia & South Carolina to serve your buying and selling needs on Lake Hartwell and surrounding areas.
- Obtained an additional Accredited Buyers Representative designation in 2014.
- I would be delighted to help you buy or sell on Lake Hartwell!

Judy Stevanovich
864-276-7416
Judy@buyhartwelllake.com



- I was born and raised in Anderson. After a 32-year career in Corporate America and many relocations, I came home to Anderson in 2005.
- My Marketing, Sales, Finance, Human Resources, and Administration background in Corporate America has been immediately put to work in Real Estate.
- My husband Steve and I live in Stone Creek Cove in Anderson on the shores of gorgeous Lake Hartwell. Steve is an artist and when he is not in his studio there is only one place to look - - the golf course. We both love being in Anderson.
- I obtained my Accredited Buyer's Representative (ABR) and my Senior's Real Estate Specialist (SRES) certifications in 2014.
- My sub-company is the Upstate A Team and my slogan is “Real Estate With a Difference!” Call me today and you will be able to experience first hand the processes I have put in place to quickly find you the perfect property or determine the market value to sell the property you have today. For more info, see my website www.upstateateam.com.
- Call me today and experience, "Real Estate With A Difference!"

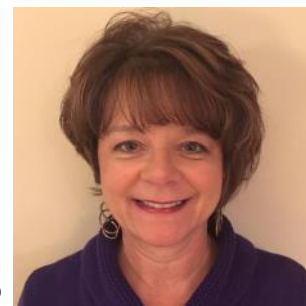


Larissa Pino
864-376-2745
Larissa@buyhartwelllake.com



- I am originally from South Florida and speak fluent Spanish. I moved to beautiful South Carolina in 2008
- My husband and I have been married for 20 years and we have 3 children. I participate in my children's PTA and I am involved in several community based programs. In our spare time my family and I enjoy spending time on Lake Hartwell!
- I have over 21 years of experience in the legal and business fields and I possess great negotiation skills.
- Licensed in both Georgia and South Carolina
- I understand the importance of communication and client satisfaction is my top priority. I enjoy working with people and I am committed to working diligently for my clients and exceeding their expectations. When you work with me, you can expect facts and personalized service.
- If you are looking for "a friend in the business", you just found one! Please feel free to contact me (Yes, even nights and weekends!)

Sarah Cleveland
864-415-7448
Sarah@buyhartwelllake.com



- I have lived in South Carolina all of my life.
- My husband and I have been married for 27 years and have 2 sons that graduated from Clemson University. I have been around the Anderson/Clemson area for close to 30 years and have owned a condo on Lake Hartwell for the past 2 years.
- I have over 30 years experience in public education where I have worked with administrators, teachers, students and parents. I understand the importance of helping people reach their goals.
- Let me be the 1st to help you!



Katie Tillman

864-303-3469

Katie@buyhartwelllake.com



- After we sold our building downtown, we opened another restaurant at Stone Creek Cove on Lake Hartwell and operated that for 5 years. We sold that restaurant 5 or 6 years ago and decided to continue to develop the catering portion of our business. In that time, we have developed a thriving catering business that I continue to work, and am still an operating partner.
- I love Anderson, I have been here 30 years. I came here to work for the City in Downtown Development. I worked with the City for several years and then met my partner of 25 years, Val Lowe and we opened Friends Restaurant in Downtown Anderson. We operated the restaurant and catering company for 17 years.
- I have extensive contacts in the Anderson and surrounding business communities, and can use the skills I developed running a small business to help buy or sell your home or property.
- I live on the lake and have for 25 years. It is beautiful, tranquil and fun; I highly recommend it! and would like to help anyone interested in owning lake property, make that so.

Cynthia Spejewski

864-650-8480

Cynthia@buyhartwelllake.com



- Working as a realtor in the State of South Carolina since 2003
- Specializes in lake properties but also loves the rich agricultural heritage of the Upstate as well as the diverse neighborhoods
- Retired teacher and is currently the organist at Holy Trinity Episcopal Church in Clemson, SC
- Long time resident on Lake Hartwell currently living in Fair Play, SC



Robin Westergren Douda

770-655-5430

Robin@buyhartwelllake.com



- Born in South Carolina and raised in northern Greenville County I have many fond memories to reflect on. My parents built a cabin on Lake Hartwell in 1964 and we spent almost every weekend there until I graduated high school. It was there by the time I was ten years old that I learned to swim, drive boats and pull skiers. Lake Hartwell has had my heart all of these years and I always knew that, one day, I would move back.
- After living in Northern California in the early 1980's I moved to Marietta, GA in 1983 and became a licensed Realtor in 1986. My love of people, homes and architecture made this the perfect fit for me as a career. After 30 years of taking care of clients in the Atlanta area my husband Paul and I are finally moving back to Lake Hartwell. We both love boating and the lake life and look forward to sharing it with many clients and friends in the coming
- I am a licensed Realtor in Georgia and South Carolina.
- Over the years I have earned many designations in my career, but the thing that I treasure the most are the many friendships that I have made. Treating clients honestly and fairly while solving their Real Estate needs.....whether it be finding their dream home or making sure their rental properties are managed properly makes my job a dream come true.

Jean Maher

864-365-4036

Jean@buyhartwelllake.com



- I began my Real Estate career as a Realtor and Office Manager with a local Anderson County Real Estate firm that produced Real Estate sales upwards of \$35 million dollars from 1994 through 2000. I have over 30 years of experience working in Management including several years with two Fortune 500 Companies.
- Recently returning to the Upstate I have decided to continue my Real Estate career in the Greater Anderson, SC and Georgia areas. Originally from Southern New England my husband and our family find ourselves in South Carolina for the second time! Our love for Lake Hartwell and the surrounding areas have brought us back! We love boating and found ourselves enjoying Lake Harwell at every opportunity. We have purchased our new home on the shores of Lake Hartwell and are living the Dream!!

I am ready and available to offer my expertise, help and support with listing your property or purchasing your next dream home! Call today for your free market analysis to sell your home or information on purchasing that dream property!

Realtor Associations:

- National Association of Realtors
- South Carolina Association of Realtors
- Georgia Association of Realtors
- Western Upstate Association of Realtors



Sylvia Pintado

864-556-4436

sylvia@buyhartwelllake.com



- After being in Sales and Marketing in the print media industry for over 27 years, Sylvia Pintado has decided to follow her life-long passion of becoming a Real Estate Professional.
- Sylvia has always been successful in achieving her personal as well as her professional goals because of her desire to help other people and do what is right. She is very easy to talk to and always willing to listen.
- Sylvia says “One of the most important transactions that people will do in their lifetime is the purchase of a home, my goal is to help them achieve that.”
- Sylvia is the wife of 27 years to Jesse Pintado and mother to three wonderful children, Jesse (25), Stephanie (23), and Eddie (21) and let’s not forget the dog Miley, she is the princess of the house!
- She says that it is with their love, support and faith in God that she maintains that motivation, dedication and discipline to do well and help others. She is truly excited to represent BuyHartwellLake LLC and assist you with any and all of your home buying or selling needs.