L & C Tract A
SR 335 1.3 mi E of SR 335/SC 72 ByP X-Rd
Chester, SC 29706

South Carolina Department of Commerce
Just right for business.

County	Chester
Municipality	Unincorporated
Zoning	No Zoning Present
Tax Map ID	089-00-00-015-000
Park Status	Stand Alone Site
Location	SR 335 1.3 mi E of SR 335/SC 72 ByP X-Rd
Landuse	Light Industrial (N)
	Light Industrial (S)
	Light Industrial (E)
	Light Industrial (W)

Pricing

Pricing	For Sale
Sale Price	$15,000

Details

Total Site Acreage	330.00
Developable Acreage	Undetermined
Additional Acreage Available	Undetermined
Minimum Divisible Acreage	Not Subdivideable
Max Contiguous Developable Site	Undetermined
Maximum Building Size	Undetermined
Site Improvements	Forested
Elevation Range	480' to 500'
Primary Soil Type	Loamy Sand, Sandy Clay
SC Certification Program	None

Due Diligence

Cultural Resource Identification Survey	Not Completed
Boundary Survey	Not Completed
Protected Species Assessment	Not Completed
Preliminary Geotechnical Exploration	Not Completed
Phase 1 EPA Site Assessment	Not Completed
Topographical Survey	Not Completed
Wetlands Delineation	Not Completed

Utilities

Water Provider	Chester Metropolitan District
Nearest Water Line Size	16 inches
Distance to Nearest Water Line	2,100 feet
Wastewater Provider	Chester Sewer District
Nearest Sewer Line Size	18'' (Gravity)
Distance to Nearest Sewer Line	On-Site
Natural Gas Provider	Chester County Natural Gas
Gas Line #1 Size	18'' (Gravity)
Distance to Gas Line #1	On-Site
Alternative Gases	None Available
Electric Provider	Duke Energy
Telecomm Provider	TruVista

Transportation

Road Serving Building	Hwy 9 (4 Lanes)
Rail Access	Lancaster and Chester
Runway Access	No
Barge Access	No
Nearest Interstate	I-77 (10.00 Miles)
Nearest Port	Charleston (168.00 Miles)
Nearest International Airport	(44.00 Miles)
Nearest Commecial Airport	Charlotte/Douglas International (44.00 Miles)
Nearest Intermodal Facility	CSX Charlotte (64.00 Miles)