

AVAILABLE INDUSTRIAL SITE

Oconee Economic Alliance
South Carolina



Hamrick Industrial Site

US 76
Westminster, SC 29678

LOCATION DESCRIPTION

2150 Sandifer Blvd.

Park Status: None
Municipality: Unincorporated
Zoning: Control Free
Land Use: North: Commercial
South: Undeveloped Land
East: Undeveloped Land
West: Light Industrial
Tax Map ID(s): 252-00-02-001

UTILITIES

Water System

Provider: Westminster Public Works
Nearest Line Size: 10 inches

Wastewater System

Provider: Westminster Public Works
Nearest Line Size: 20 Inches (Gravity)

Natural Gas

NG Provider: Fort Hill Natural Gas
Nearest Line Size: 4 Inches

Telecomm. Provider:

AT&T

Electric Provider:

Blue Ridge Electric Co-op

TRANSPORTATION

Road Serving Site: US 76 (4 Lanes)

Nearest

Interstate: I-85 (13 Miles)
Port: Charleston (254 Miles)
Commercial Arprt: GSP International (54 Miles)
Intermodal: NS Atlanta (121 Miles)
Rail Access: No
Runway Access: No

PRICING INFORMATION

For Sale - \$18,000 per acre

SITE DETAILS

Total Site Acreage: 105.62
Developable Acreage: Undetermined
Addtl. Acreage Avail.: Undetermined
Min. Divisible Acreage: 105.62
Max. Contig. Acreage: Undetermined
Max. Building Size: Undetermined
Improvements: Forested
Elevation Range: 760' to 820'
Primary Soil Type: Sandy Loam
SC Certified Site: None

COMPLETED DUE DILIGENCE ITEMS

- Cultural Resource Identification Survey
- Boundary Survey
- Protected Species Assessment
- Preliminary Geotechnical Exploration
- Ph I Environmental Protection Agency Site Assessment
- Topographical Survey
- Wetlands Delineation