

I-385 at Hwy 14

Located at exit 22 in Fountain Inn, this site is located just over the Greenville / Laurens county line in Laurens county. Directly behind the Dispozo plant and easily accessible to I-385 North or South Fountain Inn, SC 29644

County	Laurens
Municipality	Unincorporated
Zoning	No Zoning Present
Tax Map ID	0950000026
Park Status	Stand Alone Site
Location	Located at exit 22 in Fountain Inn, this site is located just over the Greenville / Laurens county line in Laurens county. Directly behind the Dispozo plant and easily accessible to I-385 North or South
Landuse	Light Industrial (N) Light Industrial (S) Transportation (E) Agricultural (W)

Pricing

Pricing	For Sale
Sale Price	\$13,673 Per Acre

Details

Total Available Acreage	29.62
Developable Acreage	Undetermined
Additional Acreage Available	Undetermined
Minimum Divisible Acreage	Not Subdividable
Max Contiguous Developable Site	Undetermined
Maximum Building Size	Undetermined
Site Improvements	Partially Cleared
Elevation Range	797' to 837'
Primary Soil Type	Loamy Sand

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	Greenville Water System
Nearest Water Line Size	12 inches
Distance to Nearest Water Line	500 feet
Wastewater Provider	Renewable Water Resources
Nearest Sewer Line Size	8" (Gravity)
Distance to Nearest Sewer Line	2,500 feet
Natural Gas Provider	Fountain Inn Natural Gas System
Nearest Gas Line Size	4" (Distribution)
Distance to Nearest Gas Line	500 feet
Alternative Gases	None Available
Electric Provider	Duke Energy
Telecomm Provider	AT&T

Transportation

Road Serving Site	Abercrombe Rd (2 Lanes)
Rail Access	No
Runway Access	No
Barge Access	No
Nearest Commercial Airport	Greenville-Spartanburg International (21.00 Miles)
Nearest Interstate	I-385 (5.00 Miles)
Nearest Marine Port	Charleston (191.00 Miles)
Nearest Intermodal Yard	CSX Charlotte (99.00 Miles)

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South Carolina
Department of Commerce

Just right for business.

