

Lakemont Business Park (MPV) - Site 6

Lakemont Blvd
Fort Mill , SC 29708



South Carolina
Department of Commerce

Just right for business.

| | |
|---------------------|--|
| County | York |
| Municipality | Unincorporated |
| Zoning | Li Light Industrial |
| Tax Map ID | 7220000028 |
| Park Status | Lakemont Business Park |
| Location | Lakemont Blvd |
| Landuse | Light Industrial (N) Transportation (S) Transportation (E) Light Industrial (W) |

Pricing

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|-------------------|-------------------|
| Pricing | For Sale |
| Sale Price | \$80,000 Per Acre |

Details

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|--|-------------------|
| Total Site Acreage | 15.34 |
| Developable Acreage | 9.70 |
| Additional Acreage Available | Undetermined |
| Minimum Divisible Acreage | Not Subdivideable |
| Max Contiguous Developable Site | Undetermined |
| Maximum Building Size | 96,000.00 |
| Site Improvements | Pad-Ready |
| Elevation Range | 637' to 637' |
| Primary Soil Type | Clay Loam |
| Palmetto Sites Program | No |

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

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|-----------------------------|-----------------------------------|
| Water Provider | York County |
| Wastewater Provider | York County |
| Natural Gas Provider | York County Natural Gas Authority |
| Electric Provider | York Electric Cooperative |
| Telecomm Provider | Service Not Available |

Transportation

| | |
|------------------------------------|---|
| Road Serving Building | Lakemont Blvd (2 Lanes) |
| Rail Access | No |
| Runway Access | No |
| Barge Access | No |
| Nearest Interstate | I-77 (2.00 Miles) |
| Nearest Port | Georgetown (182.00 Miles) |
| Nearest Commercial Airport | Charlotte/Douglas International (14.00 Miles) |
| Nearest Intermodal Facility | NS Charlotte (16.00 Miles) |

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