



Tax Map ID(s)	124-00-00-028, 096-00-00-005, 096-00-00-1
Park Status	Owings Industrial Park
Municipality	Unincorporated
Zoning	No Zoning Present
Flood Zone Status	No Portion is located in a Flood Zone
Landuse	Interstate(N), Agricultural Land(S), Heavy Industrial(E), Heavy Industrial(W)
Location	1mi W I-385/SC14 intchg (exit 19), N of SC14

Site Details:

Total Site Acreage	126.36
Developable Acreage	Undetermined
Addtl. Acreage Avail	None
Min. Divisible Acreage	8
Max. Contig. Acreage	Undetermined
Max. Building Size	Undetermined
Improvements	Forested
Number of Structures	0
Elevation Range	760' to 826'
Primary Soil Type	Loamy Sand

Pricing:

Sales Price	\$20,000 to \$25,000 Per Acre
BTS Lease Rate	Not Available for BTS to Lease
Land Lease Rate	Sale Only

Completed Due Diligence Items:

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

Other Features:

SC Certified Site	No
Foreign Trade Zone	No
Multi-County Property	No

Property Description:



Utilities:

Water System

Provider	Laurens County Water & Sewer Commission
Nearest Line Size	12"
Dist. to Nearest Line	On-Site

Wastewater System

Provider	Laurens County Water & Sewer Commission
Nearest Line Size	12" (Gravity)
Dist. to Nearest Line	On Site

Natural Gas/Alternate Gases

NG Provider	Laurens Commission of Public Works
Nearest Line Size	6" (Distribution)
Dist. to Nearest Line	On-Site
Alternate Gases	None Available

Telecomm. Provider	AT&T, Piedmont Rural Telephone Company, Inc.
Electric Provider	Duke Energy , Laurens Electric Cooperative

Transportation:

Road Serving Site	Old Laurens Road (2 Lanes)
<u>Nearest</u>	
Interstate	I-385 (2 MI)
Port	Charleston (193 MI)
Commercial Airport	GSP (21 MI)
Intermodal Facility	CSX Charlotte (108 MI)/NS Charlotte (114 MI)
Barge Access	No
Rail Access	Carolina Piedmont Railway
Runway Access	No

