

Darlington Tech College Foundation Park
122 Palmetto Road
Darlington, SC 29532

County	Darlington
Municipality	Unincorporated
Zoning	No Zoning Present
Tax Map ID	186-00-02-010 186-00-02-002 186-00-02-008 186-00-02-005
Park Status	TECH Foundation Park
Location	122 Palmetto Road
Landuse	Agricultural (N) Residential (S) Agricultural (E) Residential (W)

Pricing

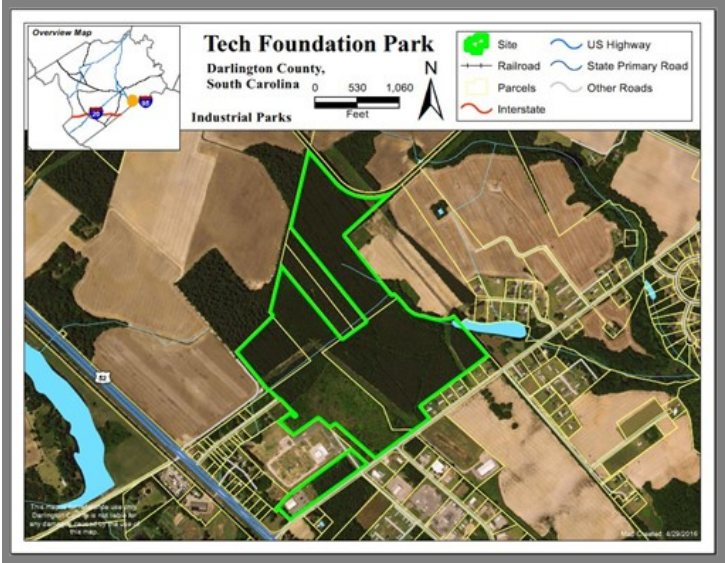
Pricing	For Sale
Sale Price	\$15,000 Per Acre

Details

Total Site Acreage	124.40
Developable Acreage	120.50
Additional Acreage Available	250.00
Minimum Divisible Acreage	10.00
Max Contiguous Developable Site	34.00
Maximum Building Size	Undetermined
Site Improvements	Partially Cleared
Elevation Range	141' to 141'
Primary Soil Type	Loamy Sand
SC Certification Program	Certified Park

Due Diligence

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



Utilities

Water Provider	Darlington County Water & Sewer Authority
Nearest Water Line Size	12 inches
Distance to Nearest Water Line	On-Site
Wastewater Provider	Darlington County Water & Sewer Authority
Nearest Sewer Line Size	8" (Gravity)
Distance to Nearest Sewer Line	On-Site
Natural Gas Provider	SCE&G
Nearest Gas Line Size	6" (Distribution)
Distance to Nearest Gas Line	1,400 feet
Alternative Gases	None Available
Electric Provider	Duke Progress Energy Service Company, LLC
Telecomm Provider	AT&T

Transportation

Road Serving Building	Palmetto Road (2 Lanes)
Rail Access	South Carolina Central Railroad
Runway Access	No
Barge Access	No
Nearest Interstate	I-95 (3.00 Miles)
Nearest Port	Georgetown (97.00 Miles)
Nearest Commercial Airport	Florence Regional (9.00 Miles)
Nearest Intermodal Facility	NS Charlotte (106.00 Miles)

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