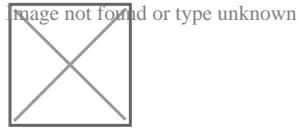


Baker Site

1836 Mandeville Road & 1578 Stokes Road
Florence, South Carolina 29501
County



Property Information

Address:	1836 Mandeville Road & 1578 Stokes Road
City:	Florence
State:	South Carolina
Zip:	29501
County:	Florence

Brokerage Details

Tax District:	01211-01-061, 01211-01-062
Sale Price Per Acre:	27,851
Sale Price:	27,851

Building Information

Site Information

Total Acres:	33
Minimum Divisible Acreage:	6.8
Maximum Contiguous Acreage:	26.6
Developable Acres:	33.39
Zoning:	Commercial
Nearby Land Use:	Commercial (N) Residential (S) Commercial (E) Undeveloped Land (W)
Site Condition:	Forested

North Eastern Strategic Alliance

P.O. Box 100547
Florence, South Carolina, USA 29502

843-661-4669
jsweney@nesasc.org

Baker Site

1836 Mandeville Road & 1578 Stokes Road
Florence, South Carolina 29501
County



Elevation (Min): 145'
Elevation (Max): 145'
Soil Type: Loamy Sand

Utilities Information

Primary Electric Provider: Duke Progress Energy Service Company, LLC
Natural Gas Provider: SCE&G
Water Provider: City of Florence
Waste Water Supplier: City of Florence

Proximity Information

Nearest Airport: Florence Regional (6)
Nearest Interstate: I-95 (1 mile)
Nearest Port: Inland Port Dillon (25 miles)