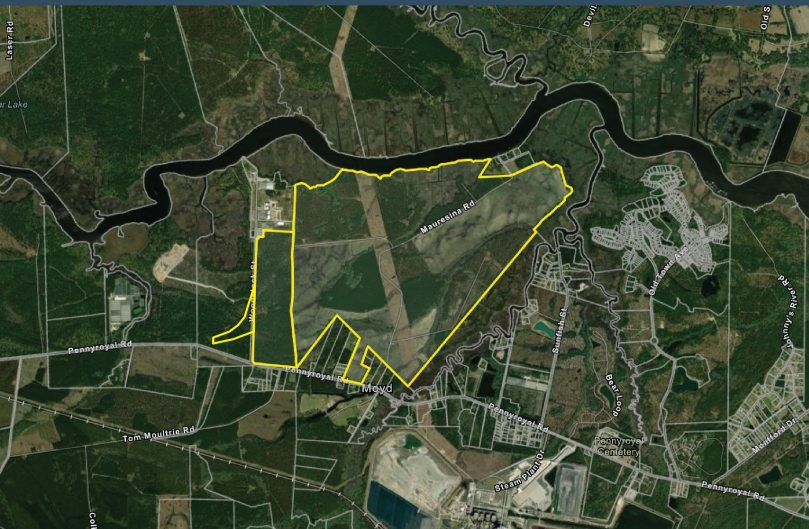


# PENNYROYAL INDUSTRIAL PARK



Georgetown, SC 29440

Latitude and Longitude: 33.359898170, -79.37386291



## LOCATION INFORMATION

City	Georgetown
State	SC
Zip	29440
County	Georgetown
Date Available	10/14/2022
Municipality	Unincorporated
Latitude and Longitude	33.359898170, -79.37386291

# PENNYROYAL INDUSTRIAL PARK



## UTILITIES INFORMATION

Primary Electric Provider	Santee Electric Cooperative, Inc.
Voltage	230kV and 115kV
Natural Gas Provider	Dominion Energy
Natural Gas Type	Distribution/Interstate Transmission
Gas Main Size	4" Distribution, 6" Transmission
Telecommunications Provider	Horry Telephone Cooperative
Other On Site Amenities	Barge Accessible
Water Provider	Georgetown County Water & Sewer Authority
Water Main Diameter	10"
Distance to Water Main	Adjacent
Water Service Distance	100
Wastewater Provider	Georgetown County Water & Sewer Authority
Wastewater Type	Force
Wastewater Line Diameter	8"

## BROKERAGE DETAILS

Minimum Price Per Acre	\$10,000
Property Owner	County
Maximum Price Per Acre	\$14,000

## SITE INFORMATION

Total Acres	1070
Minimum Divisible Acreage	10
Maximum Contiguous Acreage	305

Developable Acres	560
Zoning	Heavy Industrial and Conservation Preservation
Surrounding Land Use - North	Waterway
Surrounding Land Use - South	Mixed Use
Surrounding Land Use - East	Forestry/Undeveloped
Surrounding Land Use - West	Heavy Industrial
Site Condition	forested
Elevation (Min)	11'
Elevation (Max)	20'
Soil Type	Fine Sandy Loam
Due Diligence Performed	Phase I Environmental Site Assessment, Protected Species Report, Cultural Resources Survey Phase I, Preliminary Geotechnical Assessment, Topographic Survey, Boundary Survey, US Army Corps of Engineers Approved JD
Has Restrictive Covenants	No
Rail Available	Yes
Rail Provider	CSX Transportation
Freeway Proximity is Favorable	F

# PENNYROYAL INDUSTRIAL PARK



## BUILDING INFORMATION

Construction Status

-

# PENNYROYAL INDUSTRIAL PARK



## PROXIMITY INFORMATION

Nearest Airport

Myrtle Beach International Airport

Nearest Interstate

I-26

Nearest Port

Port of Charleston

