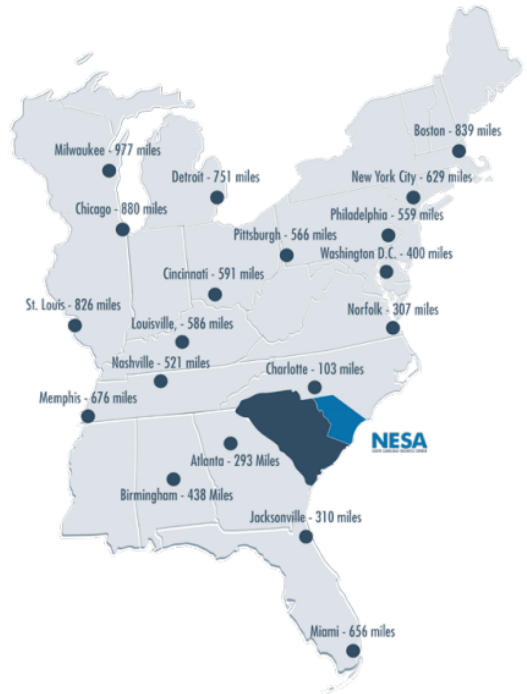


# HERITAGE BUILDING

611 Heritage Drive

Lake View, SC 29563

Latitude and Longitude: 34.337329, -79.161629



## LOCATION INFORMATION

Address	611 Heritage Drive
City	Lake View
State	SC
Zip	29563
County	Dillon
Date Available	10/14/2022
Condition	Fair
Latitude and Longitude	34.337329, -79.161629

# HERITAGE BUILDING

## UTILITIES INFORMATION

Primary Electric Provider	Duke Energy Progress
Water Provider	Trico Water Company
Water Main Diameter	10"
Wastewater Provider	Grand Strand Water & Sewer Authority
Wastewater Line Diameter	8"

## BROKERAGE DETAILS

Sale Price	\$1,350,000
Sale Price Per Square Foot	\$15.00
Property Owner	Private
Lease Price Per Square Foot	\$2.25

## SITE INFORMATION

Total Acres	5
Surrounding Land Use - North	Recreation
Surrounding Land Use - South	Residential
Surrounding Land Use - East	Undeveloped Land
Surrounding Land Use - West	Recreation
Cranes	Fair

# HERITAGE BUILDING

## BUILDING INFORMATION

Total Area (Sq. Ft.)	90,000
Year Built	1965
Construction Status	Existing
Clear Height Range	12'
Wall Material	Brick
Column Spacing	28' X 33'
Primary Lighting Type	Fluorescent
Number of Dock Doors	5
Truck Loading	5
Sprinkler Coverage	100%
Number of Floors	1

# HERITAGE BUILDING

## PROXIMITY INFORMATION

Nearest Airport

Florence Regional Airport

Nearest Interstate

I-95

Nearest Port

Inland Port Dillon

