

NORTHEASTERN COMMERCE CENTER



Dillon, SC 29536

Latitude and Longitude: 34.429024750, -79.41875766



LOCATION INFORMATION

City	Dillon
State	SC
Zip	29536
County	Dillon
Date Available	10/14/2022
Municipality	Unincorporated
Latitude and Longitude	34.429024750, -79.41875766

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UTILITIES INFORMATION

Primary Electric Provider	Marlboro Electric Cooperative, Inc.
Natural Gas Provider	Dominion Energy
Natural Gas Type	Distribution
Gas Main Size	4"
Distance to Nearest Gas Line	2,200'
Telecommunications Provider	AT&T
Water Provider	Trico Water Company
Water Main Diameter	8" and 10"
Distance to Water Main	On Site
Wastewater Provider	City of Dillon
Wastewater Type	Force
Wastewater Line Diameter	6"
Wastewater Main Distance	50 feet

BROKERAGE DETAILS

Minimum Price Per Acre	\$10,000
Maximum Price Per Acre	\$95,000

SITE INFORMATION

Total Acres	213
Minimum Divisible Acreage	15
Maximum Contiguous Acreage	90
Developable Acres	213
Zoning	Industrial

Surrounding Land Use - North	Undeveloped Land
Surrounding Land Use - South	Transportation
Surrounding Land Use - East	Light Industrial
Surrounding Land Use - West	Undeveloped Land
Site Condition	cleared
Elevation (Min)	114'
Elevation (Max)	120'
Soil Type	Sandy Loam
Due Diligence Performed	Topographic Survey
Has Restrictive Covenants	No
Freeway Proximity is Favorable	T

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PROXIMITY INFORMATION

Nearest Airport	Florence Regional Airport
Nearest Interstate	I-95
Nearest Port	Inland Port Dillon

