



Tract B675 MC3033B-White Oak South

165 Acres
Fairfield County, South Carolina
Property Price : \$745,650 or (\$4,500/acre)



Acreage:

165 +/- acres

General Description:

The White Oak South Tract consists of 165.7 acres in Fairfield County, SC. This property is accessed along White Oak Tower Road just south of Hwy 321. There are 143 acres of young pine plantation with the remaining acreage being hardwood bottomland. This tract has potential for a long-term timber investment as well as a great recreational, hunting tract.

Investment:

\$745,650 or (\$4,500/acre)

Tax ID:

053-00-00-008-000

Agent:

Cole McMillan
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Location/Directions:

From Columbia head north on Bull St. for approximately 23 miles take the exit onto SC-34 and take the left toward Winnsboro, and in 6.3 miles turn right onto US-321 N. Stay on 321 N for approximately 11 miles before making a U-turn and in half a mile the access to the property will be on your right.

Disclaimer: Property inspections shall be done during daylight hours. Seller and Advance Land and Timber, LLC in no way make any representations or warranties regarding the conditions of the property, including any and all access routes, and all persons entering upon the property do so at their own risk and accept said property "as-is" in its existing condition during such inspections. All persons entering upon the property assume all risks and liabilities and agree to indemnify, defend, and hold harmless Seller, its affiliates, officers, direct managers, agents, representatives and employees from and against any and all claims, demands, causes of action, injuries (including death) and damages resulting from any accident, incident, or occurrence arising out of, incidental to or in any way resulting from his or her inspection of the property or his or her exposure to the conditions of the property.

