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408 Acres - Laurens County, South Carolina

Tract A992 (New Listing)



Acreage

408 +/- Acres

General Description

If you're looking for an excellent timberland and recreational valued tract, located in Laurens County, which is one of the top counties located in the Piedmont of South Carolina, this one is a must see. The parcel has excellent access from multiple points off of Hwy 221, with over 5,000 feet of road frontage and excellent internal roads, this parcel will generate top value due to its accessibility when harvesting timber. The parcel consists of 150 acres of 23 year old thinned loblolly pine. With excellent site index and well managed, these stands will surely produce significant returns in the future. In addition to the 23 year old, the parcel also 160 acres of well managed 13 and 14 year old loblolly. Approximately 70 acres consists of the hardwood bottoms and creek boundaries from the beautiful Cane Creek. So whether you're looking for a recreational tract or a timber investment, this parcel has it all. Conveniently located inside an hour from Greenville and just minutes from the beautiful Lake Greenwood. The parcel is also bordered on 3 corners by the Michelin Test Facility, so you'll always enjoy privacy.

Location / Directions:

From the City of Laurens, you will travel south on Hwy 221 towards Waterloo. Approximately 10 miles south on 221, the parcel will border on your left, which would be to the east of 221. Look for signs. Parcel is located approximately 3 miles north of the Town of Waterloo.

Agent:

Mark McMillan
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Aerial Map 

