



Tract B477-SC-Edgefield (Just Reduced)

25 Acres  
Edgefield County, South Carolina  
Property Price : \$250,000 or  
(\$10,000/acre)



**Acreage:**

25 +/- acres

**General Description:**

this 26 acre tract has access off Highway 25 and 430. It has an old home that is probably a tear down due to structural damage. This home site has majestic Pecan trees and circle drive. The balance of the land is an old field that has grown up in pines which is mostly Pine Sawtimber of substantial value. There is public water on Highway 25.

**Investment:**

\$250,000 or (\$10,000/acre)

**Tax ID:**

136-00-00-023-000

**Agent:**

**Mark Kiser**  
**803-924-4465**

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**Location/Directions:**

This tract is just north of the town of Edgefield between Highway 25 and 430.

*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, 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.*

