



Tract B811 SC Abbeville - Horseshoe Rd A

25 Acres
Abbeville County, South Carolina
Property Price : \$156,250 or (\$6,250/acre)



Acreage:

25 +/- acres

General Description:

Discover this exceptional 25-acre property in Abbeville, SC, featuring a harmonious blend of young and mature timber. With 13 acres of thriving 3-year-old pine plantation and 14 acres of established 27-year-old pine, this tract offers both immediate beauty and long-term investment potential.

The land is adorned with hardwood fingers that weave throughout, enhancing the natural landscape and creating a diverse habitat. The rolling topography adds charm and character, making this an ideal location for your future home.

With 2,000 feet of paved road frontage off Horseshoe Road, access is convenient and inviting. Whether you're seeking a private retreat, a family homestead, or a place to enjoy outdoor recreation, this property provides the perfect canvas to realize your vision. Don't miss the opportunity to own this stunning piece of Abbeville!

Investment:

\$156,250 or (\$6,250/acre)

Tax ID:

088-00-00-011

Agent:

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Location/Directions:

From the town of Lowndesville take Horseshoe Rd, for approximately 2 miles. Look for the Advance Land and Timber Signs.

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.

