

# 1.41 AC Development Opportunity

2718 Old State Rd, Cameron, SC 29030



## FOR SALE

- 1.41 AC cleared commercial land
- Corner Parcel
- Located at the signalized intersection of Old State Rd (HWY 176) & Five Chop Rd (HWY 301) in Cameron, SC
- Close proximity to I-26 & I-95
- 7,000 VPD (Five Chop Rd), 48,000 VPD (I-26), 35,000 VPD (I-95)
- Dollar General open next door

**Sale Price: \$105,000**



## DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
<b>TOTAL POPULATION:</b>	795	3,258	6,212
<b>TOTAL HOUSEHOLDS:</b>	332	1,336	2,484
<b>MEDIAN HH INCOME:</b>	\$42,645	\$41,617	\$40,698

Niles Helmboldt | Office: 803-766-0900 X 104 | Cell: 803-807-1029 | [nhelmboldt@deweeresg.com](mailto:nhelmboldt@deweeresg.com) | [www.deweeresg.com](http://www.deweeresg.com)

This information has been obtained from sources we believe to be reliable; however, no investigation regarding these matters has been conducted and we make no warranty or representation whatsoever regarding the accuracy or completeness of the information provided.