

383-00-00-003

FOR SALE

# LAURENS, SC LAND FOR DEVELOPMENT

00 RANCH ROAD  
LAURENS, SC 29306

EXCELLENT RESIDENTIAL  
DEVELOPMENT LOCATION  
NEAR HWY 14



352-00-00-023

353-00-00-00

HARRY CROXTON  
404.985.8856

All information deemed reliable, but not guaranteed.

KDS   
**CAINE**  
COMMERCIAL REAL ESTATE

# DETAILS

## Laurens County GIS

Parcel Number: 352-00-00-001

**PROPERTY INFORMATION**

**Parcel TMS:** 352-00-00-001

**Property Address:**  
n/a

**Neighborhood:**  
n/a

**School District:** 55X

**Town Code:** n/a

**Fire Code:** D711

**Acres / Lots:** 24.41 / 0

0      310      620      1,240

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ft

Printed On: 3/21/2025



## AVAILABLE SPACE

**Address:** 00 Ranch Road  
Greenville, SC 29601

**Sale Price:** \$366,150

**Acreage:** +/- 24.41 Acres

## PROPERTY HIGHLIGHTS

- +/- 24.14 acres just outside the Laurens city limits.
- Located on Ranch Road, near Hwy 14 (Church Street).
- Excellent site for residential development.
- Property is un-zoned.
- Utilities available at site: Electricity, Public Water, Natural Gas, Sewer (15") approx. 1600' to the east.
- Property offers a quiet, rural setting while being near the conveniences of the City of Laurens.



00 RANCH ROAD  
LAURENS, SC 29360

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# HEAT MAP



00 RANCH ROAD  
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SEWER UTILITY MAP



WATER UTILITY MAP





NATURAL GAS UTILITY MAP

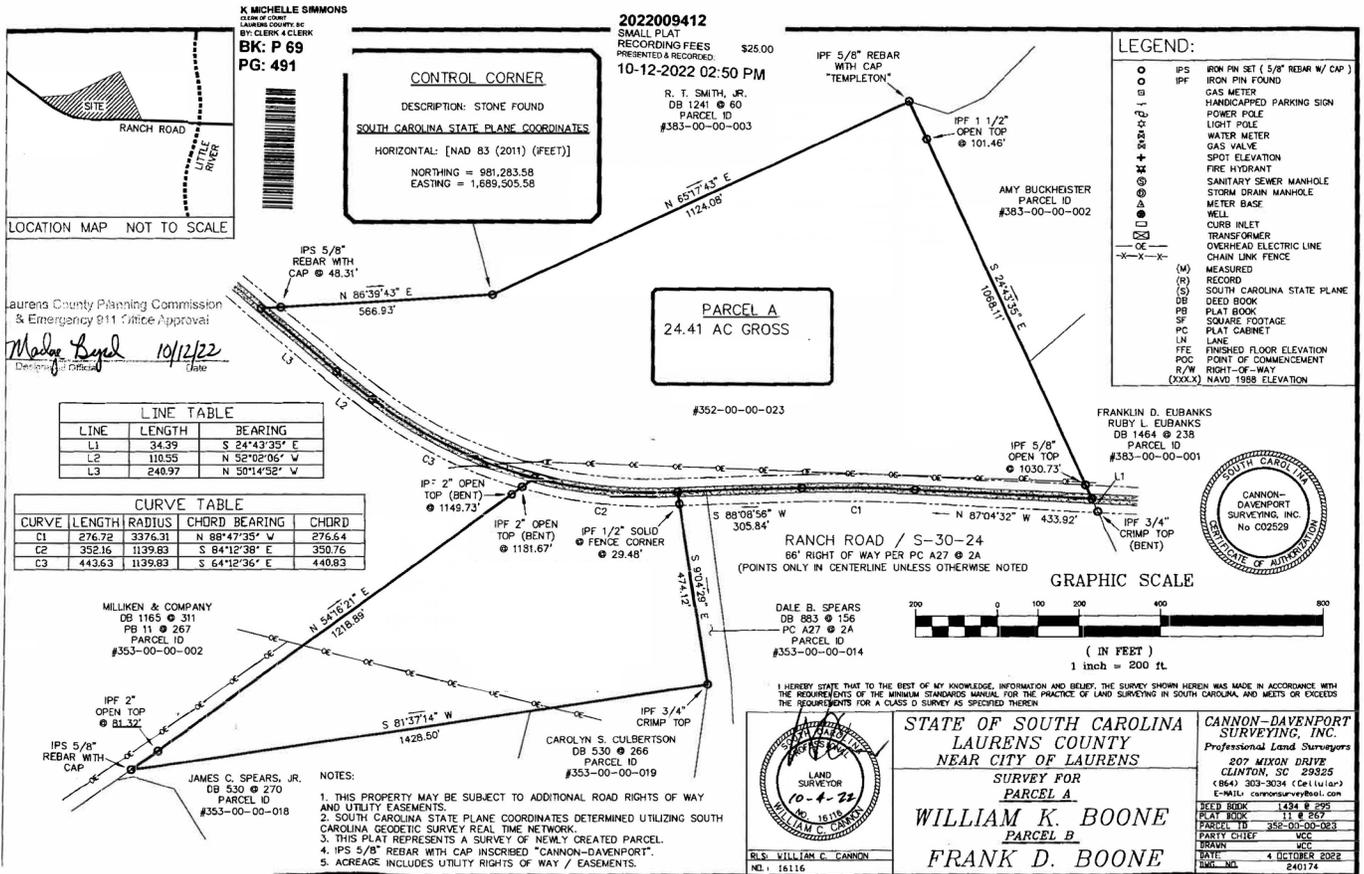


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# SURVEY



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LOCATION, LOCATION, LOCATION

**1.6 Million People**  
10 Upstate SC Counties

**More Than 575**  
International Companies

**#3 GDP Worldwide**  
At \$6.0T, the Southeast United State GDP Ranks #3 in the World.<sup>1</sup>

**160 New Locations**  
More than 160 companies have announced new locations in the Upstate over the last 5 years.



A CRITICAL MANUFACTURING HUB



SOUTH CAROLINA IS OPEN FOR BUSINESS

**#1**

State for Manufacturing in 2022  
*Site Selection Group*

**#2**

State for Doing Business  
*Area Development*

**#1**

Fastest Growing State  
in the U.S.

Data & Information Provided by Upstate Alliance  
<sup>1</sup> Southeast defined as 12 states including: Alabama, Arkansas, Florida, Georgia, Kentucky, Louisiana, Mississippi, North Carolina, South Carolina, Tennessee, & West Virginia



**REAL RELATIONSHIPS, NOT JUST REAL ESTATE**

**VERDAE OFFICE**

340 Rocky Slope Road  
Suite 302  
Greenville, SC 29607

**DOWNTOWN OFFICE**

117 Williams Street  
Greenville, SC 29601

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Information contained herein has been obtained from sources deemed reliable, but we cannot guarantee it.  
All property information is subject to change or withdrawal without notice.