

# FOR SALE

## 3 Parcels

## 5 Acres

Corner of  
Orangeburg Rd.  
& Embassy Ln.  
Summerville  
SC  
29483

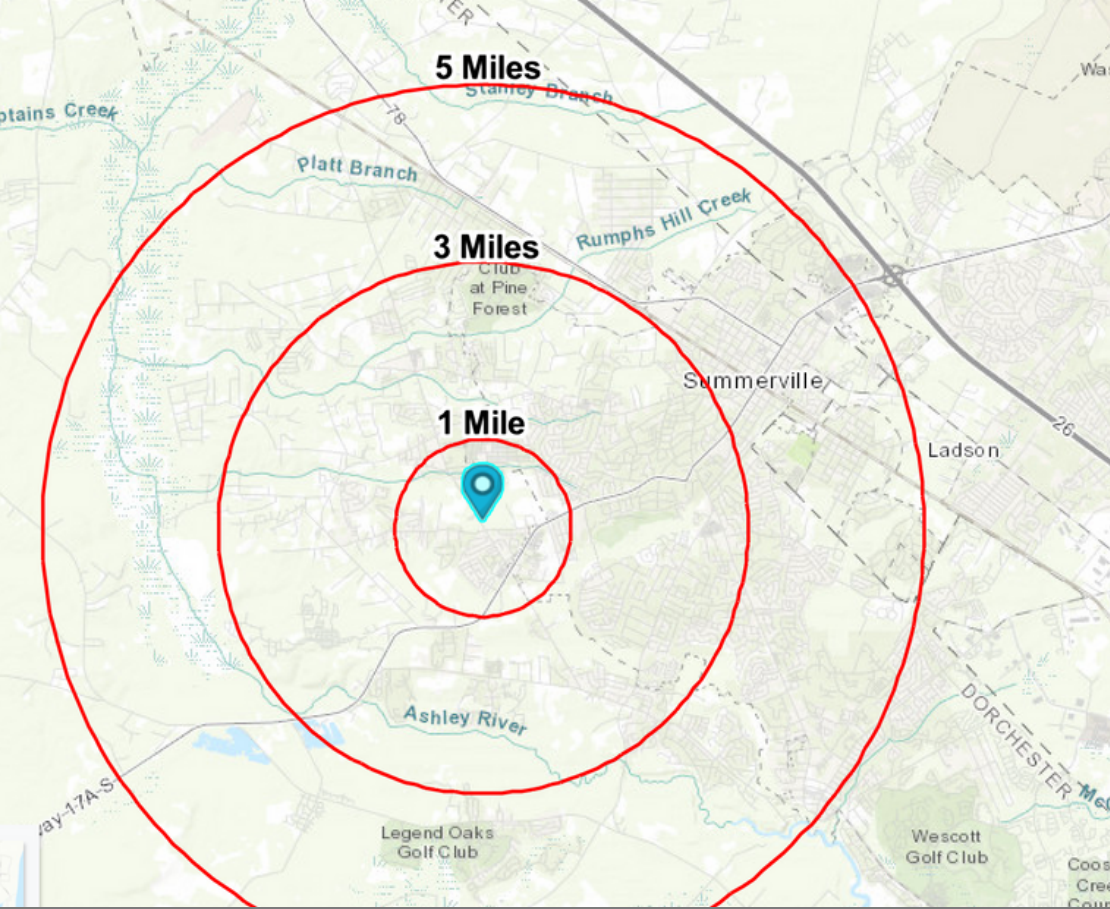


Realty One Group Coastal is excited to offer this property for an investor or developer to own property at one of the fastest growing areas in the low country. This 5 acre site is ideal for several uses such as retail/flex, townhomes, storage facility, medical office, and much more. The site is currently zoned residential but directly adjacent to property zoned general commercial. With frontage on both Orangeburg Rd. and Embassy Ln., the property offers multiple ingress / egress options. The listing consists of an assemblage of 3 separately owned parcels.



REALTY **ONE** GROUP  
COASTAL





### Census Data

Population	1 Mile	7,750
	3 Miles	48,545
	5 Miles	101,236
Total Housing Units	1 Mile	2,933
	3 Miles	18,560
	5 Miles	38,246
Median Household Income	1 Mile	\$57,188
	3 Miles	\$72,584
	5 Miles	\$69,229

Average Age

38

Road Frontage

220'

Traffic Count

**14,900 ADT**

SCDOT 2021

The data above was aggregated from the 2020 American Community Survey performed by the United States Census Bureau.



For more information Contact:

**REALTYONEGROUP**  
**COASTAL**

Michael Royal  
 864-909-2949

[michael.royal@rogcoastal.com](mailto:michael.royal@rogcoastal.com)