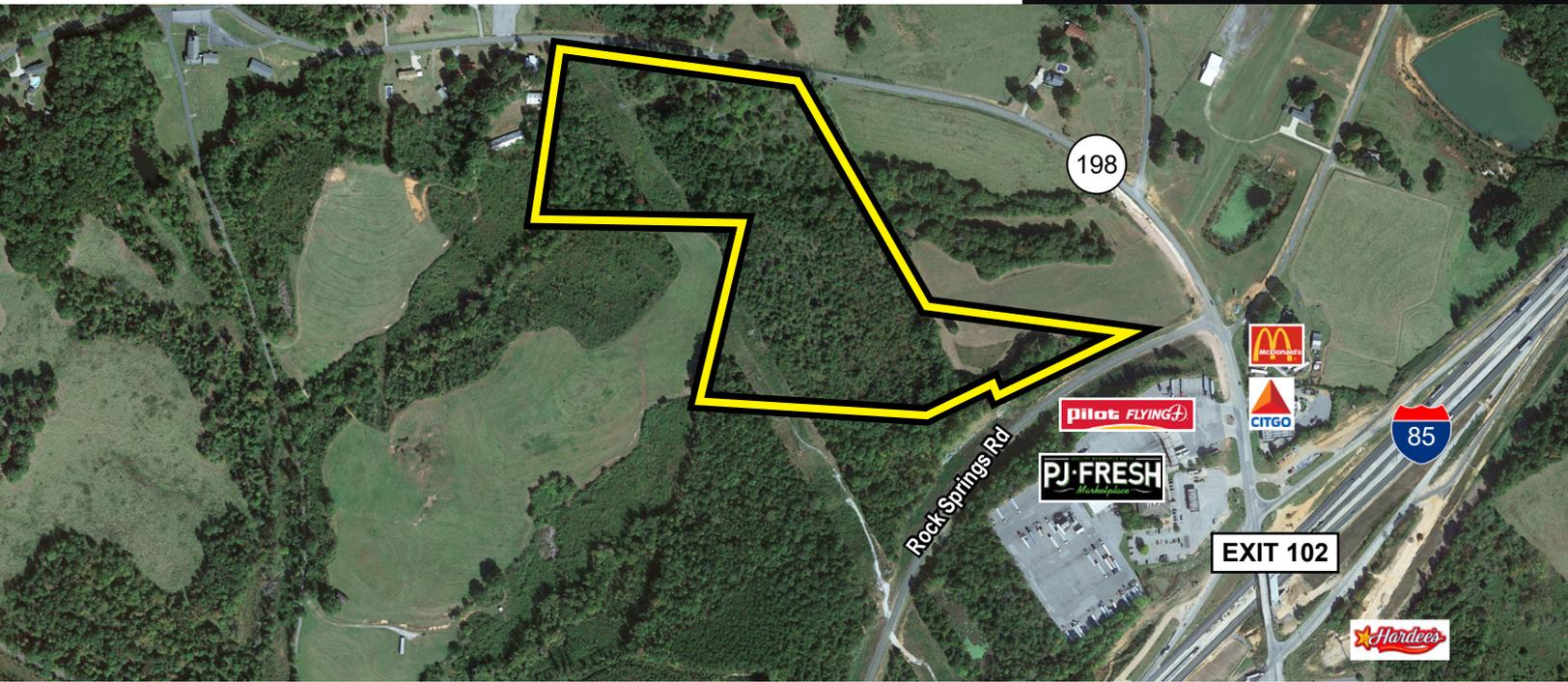


1087 N. MOUNTAIN STREET

Blacksburg, South Carolina

FOR SALE: \$55,000/ACRE



±33.85 Acres For Sale in Blacksburg, South Carolina

FEATURES

- Excellent location just off I-85 at Exit 102 in Blacksburg, SC.
- Improvements to I-85 at exit 102 have been completed less than 0.5 miles from this property. This construction includes an additional travel lane in both directions and rehabilitation of the existing I-85 infrastructure.
- Premium Commercial Development Land (no zoning) ideal for hotel, restaurant, multi-family, or retail use.
- Water, Electricity, Gas, and Sewer available or expected in vicinity coming 2023 (Gaffney Board of Public Works).
- The traffic count at this intersection is estimated at 45,000 vehicles per day making the intersection ripe for commercial development.
- Sale Price: \$70,000/Acre

Bobby Lyons, SIOR, CCIM

864.590.3476

bobby@lyonsindustrial.com

Luke Lyons

864.838.1886

luke@lyonsindustrial.com

Joe Lomady

864.787.3781

joe@lyonsindustrial.com



LYONS

INDUSTRIAL PROPERTIES

SALES • LEASING • DEVELOPMENT

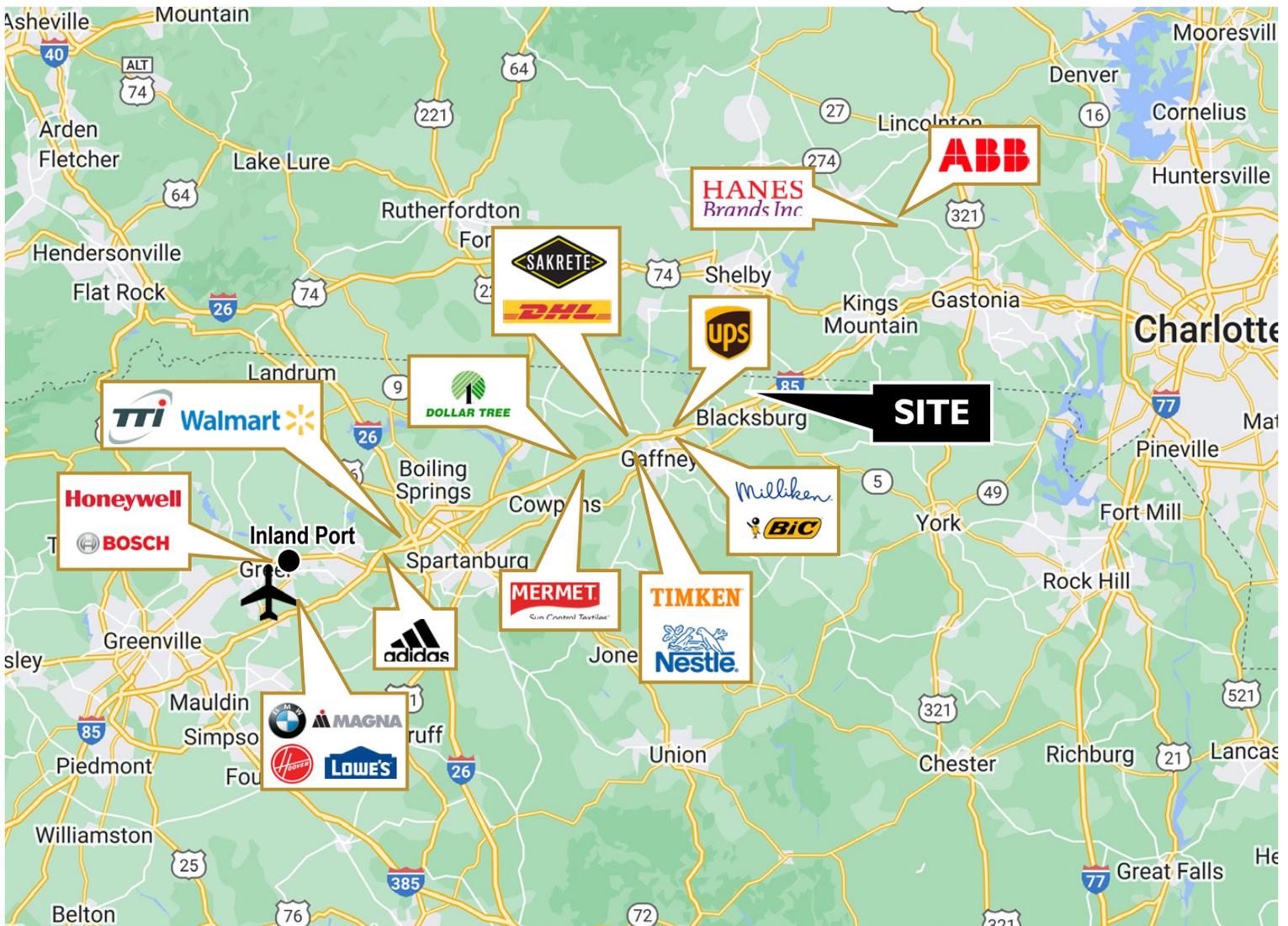
CORFAC INTERNATIONAL

This information has been taken from sources deemed to be reliable. No warranty or representation, expressed or implied, is made to the accuracy of this information. Any and all prices, lease rates or other pertinent data may change without notice. Interested parties should conduct their own investigations and rely solely on their findings.

1087 N. MOUNTAIN STREET

Blacksburg, South Carolina

FOR SALE (\$55,000/ACRE)



I-85	1 Mile
Gaffney, SC	10 Miles
Gastonia, NC	22 Miles
Spartanburg, SC	30 Miles
Charlotte Douglas Airport	39 Miles
Charlotte, NC	44 Miles
GSP Int'l Airport	47 Miles

UPS	9 Miles
Nestle	13 Miles
Timken	16 Miles
DHL Logistics Facility	18 Miles
Dollar Tree DC	20 Miles
BMW	45 Miles
Inland Port Greer	50 Miles

Bobby Lyons, SIOR, CCIM

864.590.3476

bobby@lyonsindustrial.com

Luke Lyons

864.838.1886

luke@lyonsindustrial.com

Joe Lomady

864.787.3781

joe@lyonsindustrial.com

