



# PREMIERE DEVELOPMENT SITES AVAILABLE

RETAIL | OFFICE | HOSPITALITY  
[www.palmettocommercial.com](http://www.palmettocommercial.com)



1" = 800 Feet  
0 800 1,600 Feet

**INTERSECTION OF I-95 & I-20**



**B**  
**C**

**M**  
**SOLD**

**E**  
**F**

**MAGNOLIA MALL**



**S**

**P**



**N**

**WP**

**J4**  
**SOLD**

**J5**

**L1**

**L2**

1 Inch = 800 Feet  
0 800 1,600 Feet

**Section 1: E, F & P**

**Section 2: WP**

**Section 3: J4 & J5**

**Section 4: L1, L2, K & N**

**Section 5: S & M**

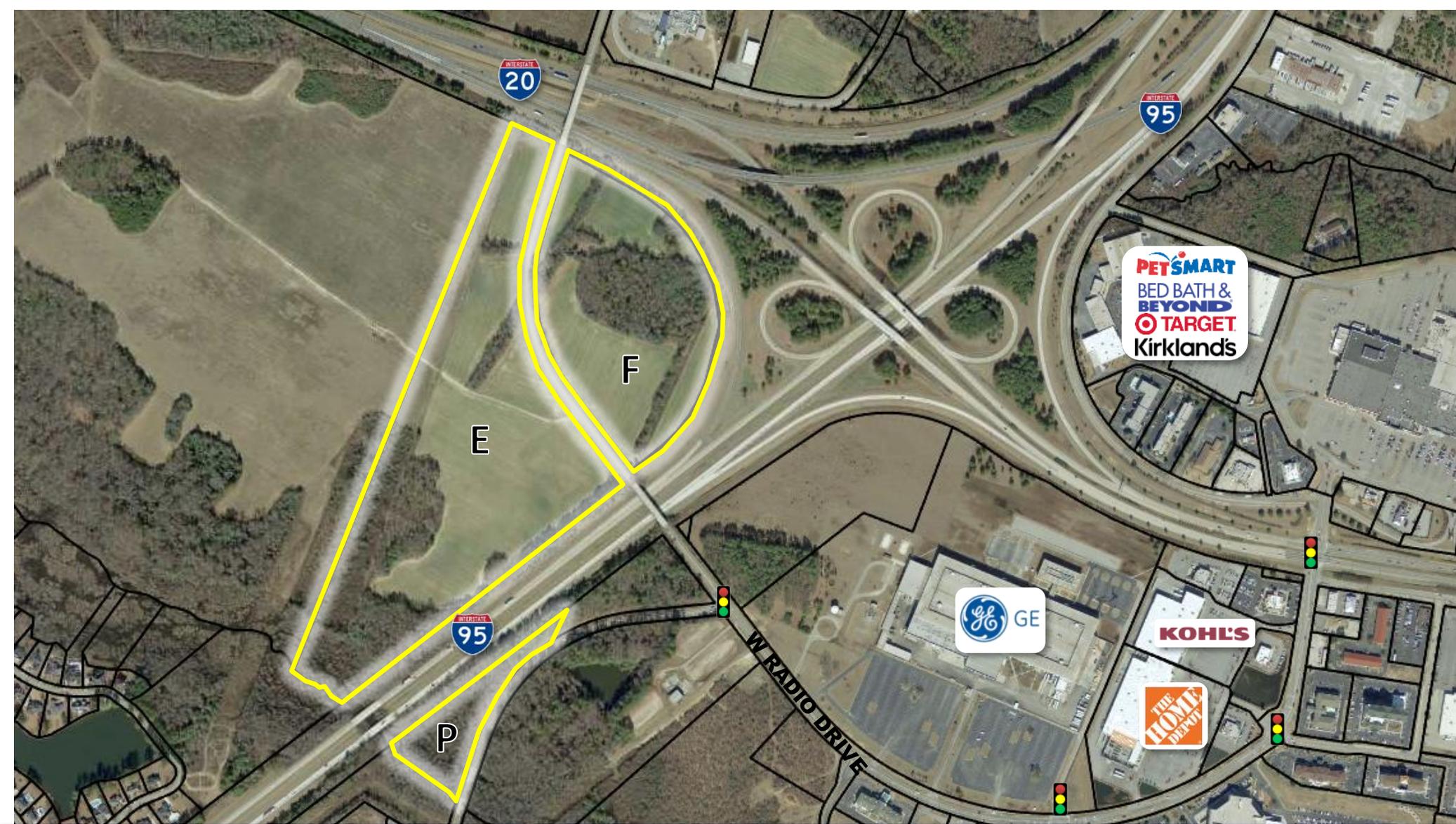
**Section 6: B & C**

Section #	Map #	Description	Potential Use	Estimated Net Acres	Price/Acre	Subdivisible
1	E	I-95 & Ebenezer (adjoins Epworth)	Service/Warehouse	47.75	\$69,000	Yes
	F	I-95, I-20 & Ebenezer	Corporate Mid-rise Office	25.9	\$80,500	Yes
	P	Ebenezer & I-95	Greenspace/Wetlands	-	Negotiable	No
2	WP	West Park	Office/ Mixed Use	6.22	\$216,000	No
3	J4 SOLD	Woody Jones Blvd (Adjoins Raldex Office)	Office, Retail, Hospitality	2	\$262,000 SOLD	No
	J5	Wood Jones Blvd (Adjoins Affordable Suites)	Office, Retail, Hospitality	1.68	\$276,000	No
4	L1	Woody Jones Blvd (Adjoins Affordable Suites)	Office, Retail, Hospitality	0.99	\$240,000	No
	L2	Wood Jones Blvd	Office/Apartments	7.75	\$230,000	Yes
	K	Woody Jones Blvd (Adjoins Veteran's Park)	Office, Retail, Hospitality	2.2	\$276,000	No
	N	Adjoins Big Lots and Creek	Greenspace/Wetlands	-	Negotiable	Yes
5	S	Magnolia Mall Access Road	Greenspace/Wetlands	-	Negotiable	No
	M SOLD	Magnolia Mall Access Road (Rear of Target)	Office/Retail	4.1	\$85,000	No
6	B-C	I-20 (Irix business park)	Service/Warehouse	9.29	\$69,000	No



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No warranty or representation is made as to the accuracy of the information contained herein.



## SECTION 1 : PARCELS E, F & P

Section #	Parcel	Description	Potential Use	Estimated Net Acres	Price/Acre	Subdivisible	Utilities	TMS
1	E	I-95 & Ebenezer	Service/Warehouse	±47.75	\$69,000	Yes	Water & Sewer	Portion of: 00099-01-004
	F	I-95 & Ebenezer (Adjoins Epworth)	Office/Technology	±25.9	\$80,500	Yes	Water	Portion of: 00099-01-004
	P	I-95 & I-20 & Ebenezer	Green Space	-	Negotiable	No	Water & Sewer	00099-01-005







**SECTION 4 : PARCELS L1, L2, K & N**

Section #	Parcel	Description	Potential Use	Estimated Net Acres	Price/Acre	Subdivisible	Utilities	TMS
4	L1	Woody Jones Blvd (Adjoins Affordable Suites)	Office, Retail, Hospitality	±0.99	\$240,000	No	Water & Sewer	Portion of: 00099-01-079
	L2	Woody Jones Blvd	Office, Apartments	±7.75	\$230,000	Yes	Water & Sewer	Portion of: 00099-01-079
	K	Woody Jones Blvd (Adjoins Veteran Park)	Office, Retail, Hospitality	±2.2	\$276,000	No	Water & Sewer	Portion of: 00099-01-079
	N	Adjoins Big Lots and Creek	Greenspace/Wetlands	-	Negotiable	Yes	Water & Sewer	Portion of: 00099-01-079



