

<b>County</b>	Abbeville
<b>Municipality</b>	Unincorporated
<b>Zoning</b>	Basic Industrial
<b>Tax Map ID</b>	003-00-00-098
<b>Park Status</b>	Stand Alone Site
<b>Location</b>	Corbin Road
<b>Landuse</b>	Forestry/Undeveloped (N) Forestry/Undeveloped (S) Forestry/Undeveloped (E) Heavy Industrial (W)



**Pricing**

<b>Pricing</b>	For Sale
<b>Sale Price</b>	\$25,000 to \$40,000 Per Acre

**Details**

<b>Total Available Acreage</b>	10.00
<b>Developable Acreage</b>	10.00
<b>Additional Acreage Available</b>	Undetermined
<b>Minimum Divisible Acreage</b>	5.00
<b>Max Contiguous Developable Site</b>	55.73
<b>Maximum Building Size</b>	Undetermined
<b>Site Improvements</b>	Cleared
<b>Elevation Range</b>	733' to 733'
<b>Primary Soil Type</b>	Sandy Loam

**Due Diligence**

<b>Cultural Resource Identification Survey</b>	Completed
<b>Boundary Survey</b>	Not Completed
<b>Protected Species Assessment</b>	Completed
<b>Preliminary Geotechnical Exploration</b>	Completed
<b>Phase 1 EPA Site Assessment</b>	Completed
<b>Topographical Survey</b>	Not Completed
<b>Wetlands Delineation</b>	Completed

**Utilities**

<b>Water Provider</b>	Donalds/Due West Water Authority
<b>Nearest Water Line Size</b>	10 inches
<b>Distance to Nearest Water Line</b>	15 feet
<b>Wastewater Provider</b>	Donalds/Due West Water Authority
<b>Nearest Sewer Line Size</b>	8" (Gravity)
<b>Distance to Nearest Sewer Line</b>	15 feet
<b>Natural Gas Provider</b>	Piedmont Natural Gas
<b>Nearest Gas Line Size</b>	4" (Distribution)
<b>Distance to Nearest Gas Line</b>	1 feet
<b>Alternative Gases</b>	None Available
<b>Electric Provider</b>	Little River Electric Cooperative
<b>Telecomm Provider</b>	AT&T

**Transportation**

<b>Road Serving Site</b>	Corbin Road (2 Lanes)
<b>Rail Access</b>	No
<b>Runway Access</b>	No
<b>Barge Access</b>	No
<b>Nearest Commercial Airport</b>	Greenville-Spartanburg International (44.00 Miles)
<b>Nearest Interstate</b>	I-85 (24.00 Miles)
<b>Nearest Marine Port</b>	Charleston (195.00 Miles)
<b>Nearest Inland Port</b>	Inland Port Greer (48.00 Miles)
<b>Nearest Intermodal Yard</b>	NS Greer (48.00 Miles)

Corbin Road  
Abbeville County  
Corbin Road  
Honea Path, SC 29654

