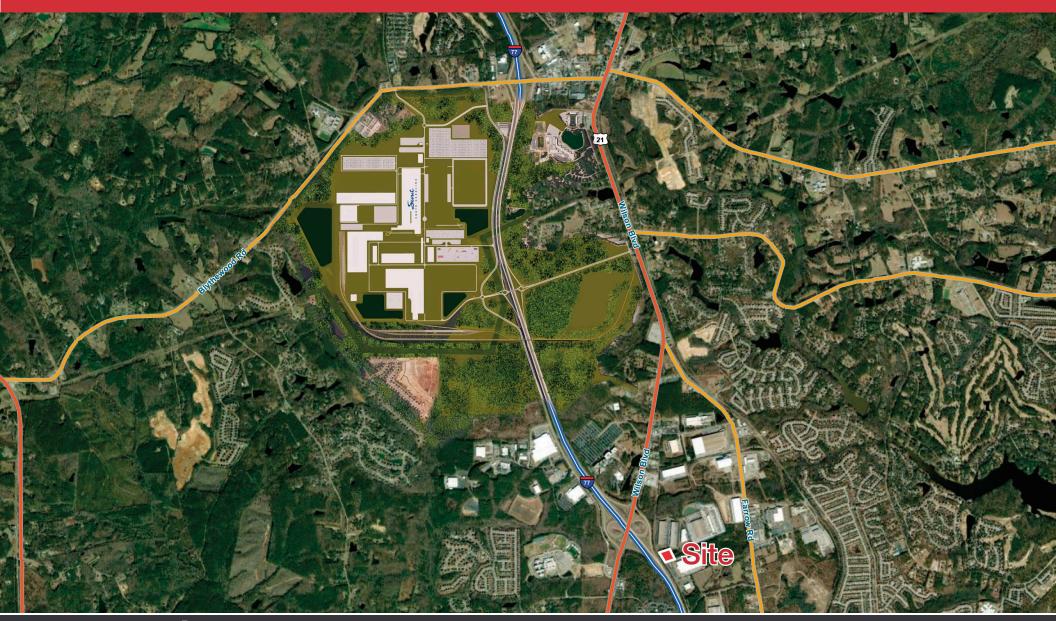
## FOR SALE: ±3.37 ACRES



# 1081 Carolina Pines Drive

Blythewood, SC 29016

Ben Kelly, CCIM 803.744.9830 bkelly@naicolumbia.com Patrick Chambers
803.744.9857
pchambers@naicolumbia.com

Jack Springs 803.744.9882 jacksprings@naicolumbia.com

#### **PROPERTY** Features

1081 Carolina Pines Drive



PROPERTY LOCATION: Access to three major interstates I-77, I-26 and I-20 with excellent

visibility from I-77. Neighboring businesses include the Belk Distribution

Center, Intertape Polymer Group and Iron Mountain.

PROPERTY DESCRIPTION: The site totals ±3.37 acres with 410' of frontage on Carolina Pines Drive.

This property is one of only a few small sites zoned Light Industrial (M-1)

in close proximity to the Scout EV mega site.

ZONING: M-1 (Light Industrial) - Richland County

TRAFFIC COUNTS: 13,900 VPD (Farrow Road)

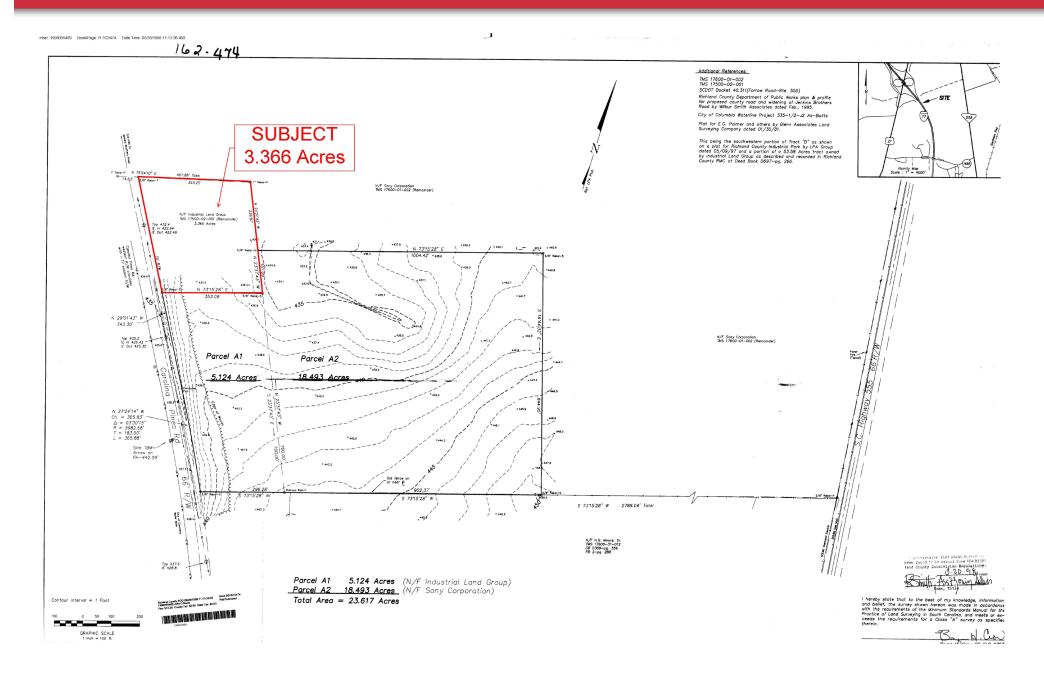
72,700 VPD (I-77)

UTILITIES: Water/Sewer (City of Columbia)

SALE PRICE: \$345,000

In March 2023, Scout Motors Inc. shared their plan for Scout Motors to build our new Scout vehicles at a state-of-the-art factory to be built in Blythewood, South Carolina. The site spans 1,100 acres and is located about 20 minutes north and east of Columbia. At the Richland County site, the company will build all-electric, next-generation trucks and rugged SUVs harkening back to the iconic Scout vehicles produced from 1960 to 1980. The company's \$2-billion investment will create 4,000 permanent jobs. At full production capacity, they plan to produce more than 200,000 Scout vehicles annually at the facility.

## **SURVEY**



# **SCOUT MOTORS**



# **SCOUT MOTORS**



# SCOUT MOTORS Construction Progress

1081 Carolina Pines Drive

# August 2024









## POINTS OF INTEREST

