

Oliphant #1 Industrial Site

InNE quad of SC 9/SR 186 junc, E of SR 186, Chester, South Carolina 29706 - Chester County



Property Details

Latitude/Longitude: 34.7379, -81.1299

Type of space: Vacant Land

Min Size: 122 acres

Max Size: 122 acres

Last Updated: 7/5/2022

Contact Information

Company: South Carolina Department of Commerce

Address: 1201 Main Street, Ste. 1600

City: Columbia

State: South Carolina

Phone: (803) 737-0400

Email: LocateSC@scommerce.com

Location

Tax Map ID(s): 097-00-00-030-000

Municipality: Unincorporated

Zoning: ID-2

Surrounding Land Use - North: Light Industrial

Surrounding Land Use- South: Light Industrial

Surrounding Land Use -East: Light Industrial

Surrounding Land Use- West: Light Industrial

Park Name: None

Listing Information

Ownership: Private

For Sale: Yes

Min Sale Price: \$35,000.00 /acre

For Lease: No

Lease Rate: \$0.00 /SF

Physical Details

Total Site Size : 122 acres

Developable Acreage: 110

Contiguous Acres Available for Development: 93 acres

Minimum Divisible Size: 122

Site Improvements: Forested

Transportation

Access Road Name: SC Highway 9

Access Road Number of Lanes: 4

Rail Access: Yes

Rail Provider: Lancaster and Chester

Nearest Airport: Charlotte/Douglas International

Distance to Commercial Airport: 40 miles

Nearest International Airport: Charlotte Douglas Intl Airport

Distance to Nearest International Airport: 40 miles

Nearest Intermodal Yard: NS Charlotte

Distance to Intermodal Access: 42 miles

Nearest Interstate: 77

Distance to Interstate: 10 miles

Nearest Port: Charleston

Distance to Port: 171 miles

Nearest Inland Port: Inland Port Greer

Distance to Nearest Inland Port: 71 miles

Site Details

Max Elevation: 542

Min Elevation: 490

Soil Type: Fine Sandy Loam

Utilities

Water System Provider: Chester Metropolitan District

Distance to Primary Water: 0 feet

Primary Water Line Diameter: 12 in

Sewer System Provider: Chester Sewer District

Primary Sewer Line Type: Force

Distance to Primary Sewer: 5100 feet

Primary Sewer Line Diameter: 6

Primary Electric Service Provider: Duke Energy

Distance to Primary Electric Service: 0 feet

Natural Gas Service: No

Natural Gas Provider: Chester County Natural Gas

Primary Natural Gas Line Type: Undetermined

Distance to Primary Natural Gas: 0 feet

Primary Natural Gas Line Diameter: 8 in

Telecom Provider(s): TruVista

Due Diligence

Cultural Resource Identification Survey: Yes

Boundary Survey: Yes

Protected Species Assessment: Yes

Report of Preliminary Geotechnical Exploration: Yes

Topographical Survey: Yes

Wetlands Delineation: Yes