

For Sale  
**±83.09 AC**



**2218 Mill Creek Road**  
**Bethune, SC 29009**

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# Property Features

- 83.09 Acres for sale near Bethune, SC
- Approximately 30± Acres in 5 year-old planted Longleaf Pine
- Approximately 30± Acres in 1 year-old planted Loblolly Pine
- 1,025± ft of paved frontage on Youngs Bridge Rd and 2,000± ft on Mill Creek Rd
- Power along road frontage
- Property is Zoned RD-2 (Rural Resource District) in Kershaw County
- Sales Price: \$245,116 or \$2,950/ acre







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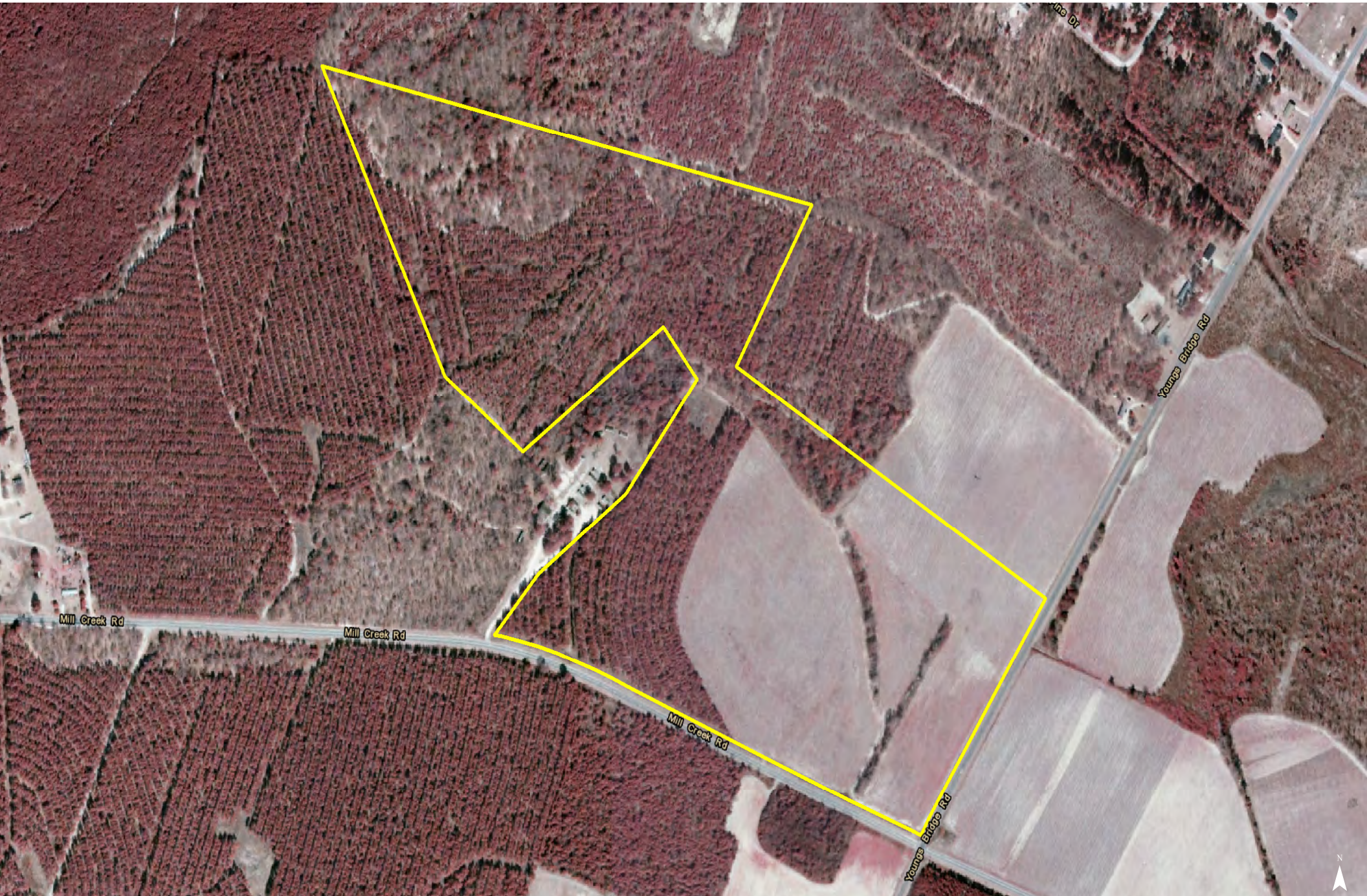
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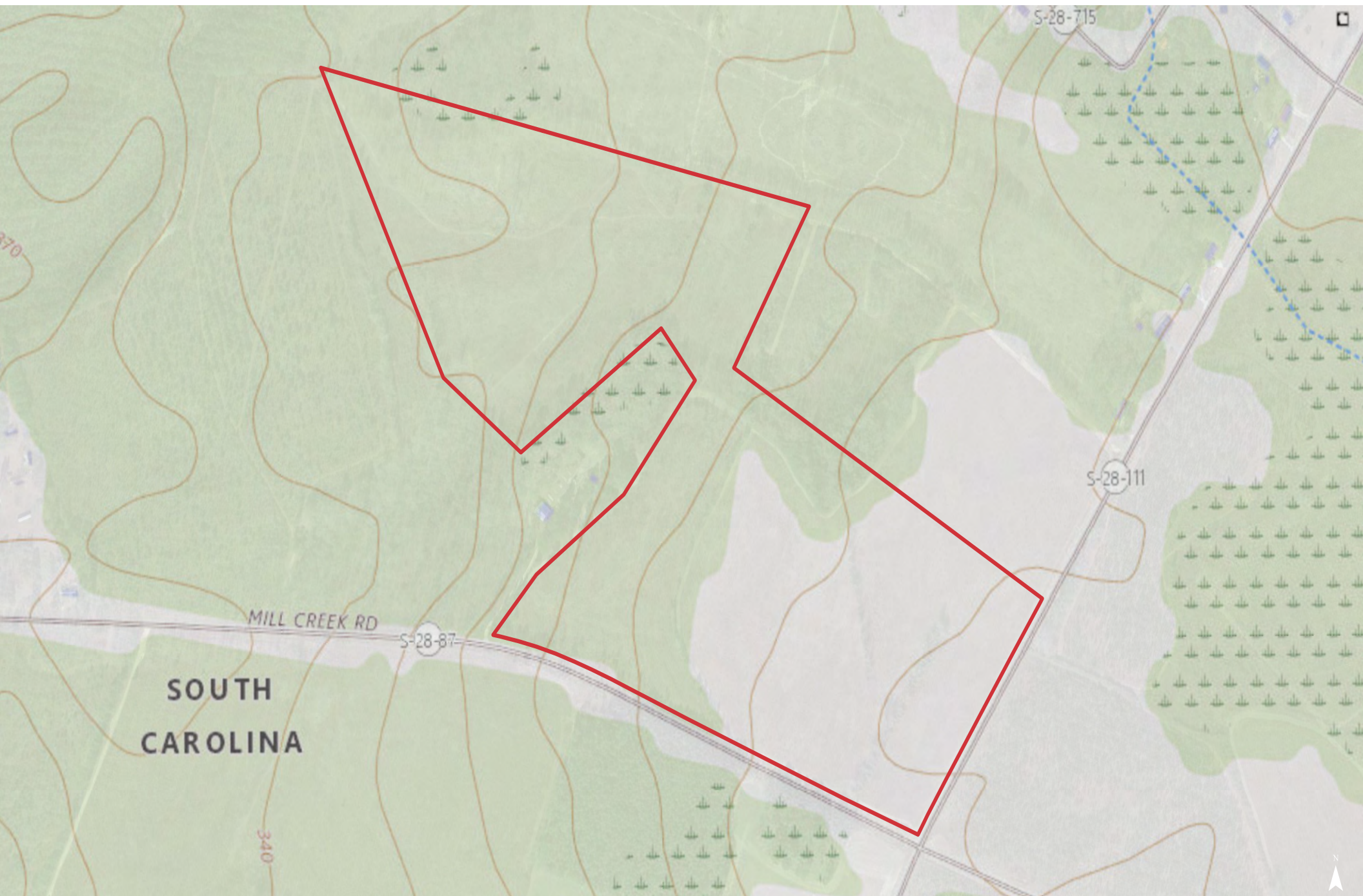
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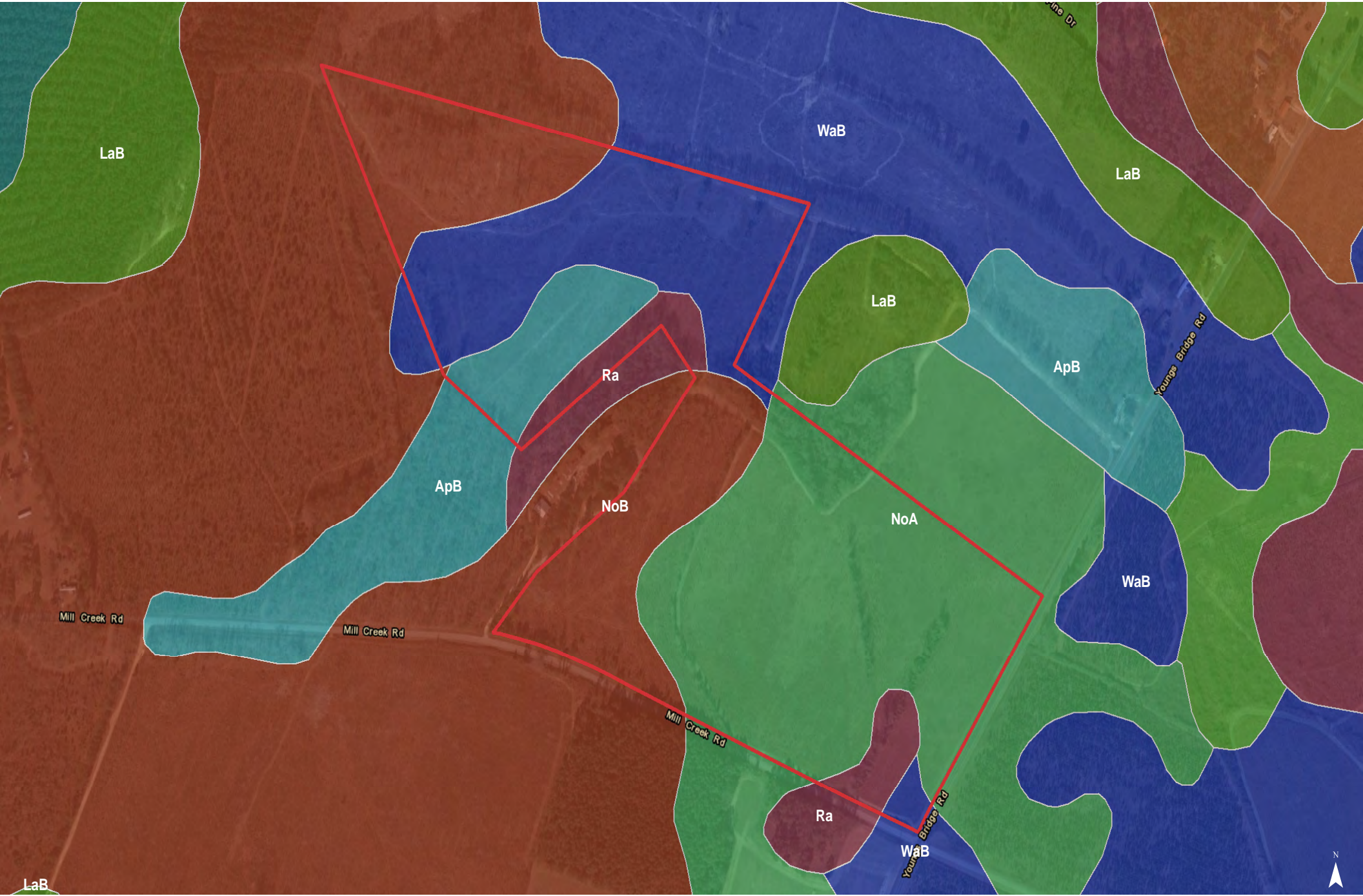






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# Map Unit Description (Brief, Generated)

Kershaw County Area, South Carolina

[Minor map unit components are excluded from this report]

**Map unit:** ApB - Alpin sand, 0 to 6 percent slopes

**Component:** Alpin (100%)

*The Alpin component makes up 100 percent of the map unit. Slopes are 0 to 6 percent. This component is on marine terraces, coastal plains, sandhills. The parent material consists of sandy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is excessively drained. Water movement in the most restrictive layer is high. Available water to a depth of 60 inches is low. Shrink-swell potential is low. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 4s. This soil does not meet hydric criteria.*

**Map unit:** LaB - Lakeland sand, 0 to 6 percent slopes

**Component:** Lakeland (86%)

*The Lakeland component makes up 85 percent of the map unit. Slopes are 0 to 6 percent. This component is on coastal plains, dunes. The parent material consists of eolian sands. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is excessively drained. Water movement in the most restrictive layer is high. Available water to a depth of 60 inches is very low. Shrink-swell potential is low. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. Organic matter content in the surface horizon is about 0 percent. Nonirrigated land capability classification is 4s. This soil does not meet hydric criteria.*

**Map unit:** NoA - Norfolk loamy sand, 0 to 2 percent slopes

**Component:** Norfolk (95%)

*The Norfolk component makes up 95 percent of the map unit. Slopes are 0 to 2 percent. This component is on marine terraces, coastal plains. The parent material consists of loamy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is low. Available water to a depth of 60 inches is moderate. Shrink-swell potential is low. This soil is not flooded. It is not ponded. A seasonal zone of water saturation is at 48 inches during January, February, March, December. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 1. This soil does not meet hydric criteria.*

**Map unit:** NoB - Norfolk loamy sand, 2 to 6 percent slopes

**Component:** Norfolk (100%)

*The Norfolk component makes up 100 percent of the map unit. Slopes are 2 to 6 percent. This component is on marine terraces, coastal plains. The parent material consists of loamy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is low. Available water to a depth of 60 inches is moderate. Shrink-swell potential is low. This soil is not flooded. It is not ponded. A seasonal zone of water saturation is at 48 inches during January, February, March, December. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 2e. This soil does not meet hydric criteria.*

Kershaw County Area, South Carolina

[Minor map unit components are excluded from this report]

**Map unit:** Ra - Rains sandy loam

**Component:** Rains (100%)

*The Rains component makes up 100 percent of the map unit. Slopes are 0 to 2 percent. This component is on coastal plains, marine terraces. The parent material consists of loamy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is poorly drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is low. Shrink-swell potential is low. This soil is not flooded. It is not ponded. A seasonal zone of water saturation is at 0 inches during January, February, March, April, November, December. Organic matter content in the surface horizon is about 4 percent. Nonirrigated land capability classification is 3w. This soil meets hydric criteria.*

**Map unit:** WaB - Wagram sand, 0 to 6 percent slopes

**Component:** Wagram (100%)

*The Wagram component makes up 100 percent of the map unit. Slopes are 2 to 6 percent. This component is on coastal plains, marine terraces. The parent material consists of loamy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is low. Shrink-swell potential is low. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 2s. This soil does not meet hydric criteria.*