

For Sale
±58.28 AC
Agricultural Land

**± 5.14 Acres
AVAILABLE**

**± 5.14 Acres
UNDER CONTRACT**

**± 53.14 Acres
Remaining**

Neeses Hwy (SC Hwy 4) Neeses, South Carolina

CONTACT BROKERS FOR MORE INFORMATION:

Tom Milliken

+1 803 744 9837

tmilliken@naicolumbia.com

Tombo Milliken

+1 803 744 9852

tombo.milliken@naicolumbia.com

Nelson Weston, III

+1 803 744 9852

tombo.milliken@naicolumbia.com

Neeses Hwy (SC Hwy 4)

Neeses, South Carolina

For Sale

±58.28 AC

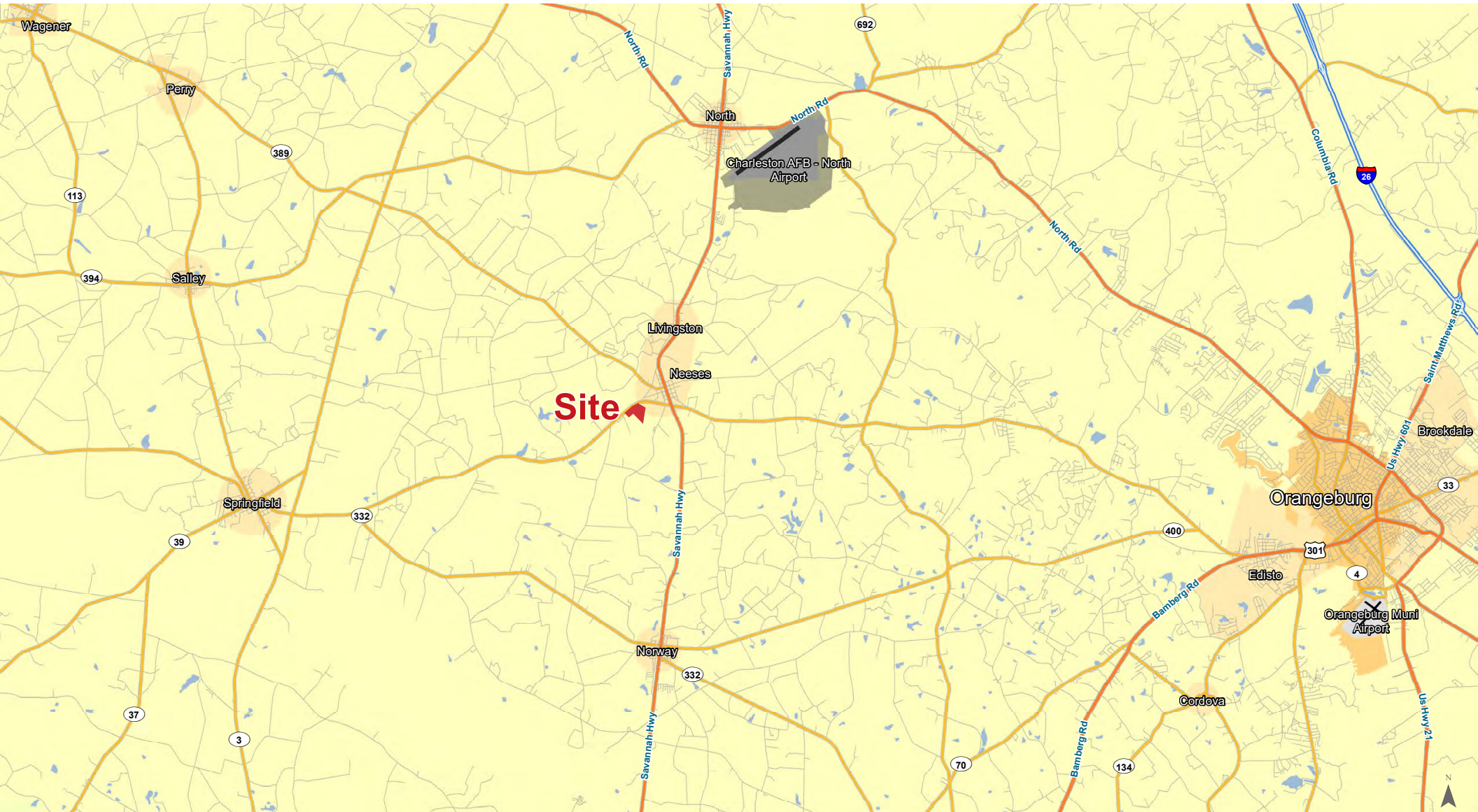
Agricultural Land

Property Features

- 58.28± Acres located just outside the Town of Neeses
 - 8± year old Planted Pines
 - Approximately 1,775 ± ft of road frontage on Neeses Hwy
 - Approximately 5 +/- Acres of Mixed Hardwoods in the rear along a wetland
- Zoned Forest and Agriculture (FA)
- Sales Price: \$262,260 or \$4,500 acre
 - 5.14 AC: \$40,000



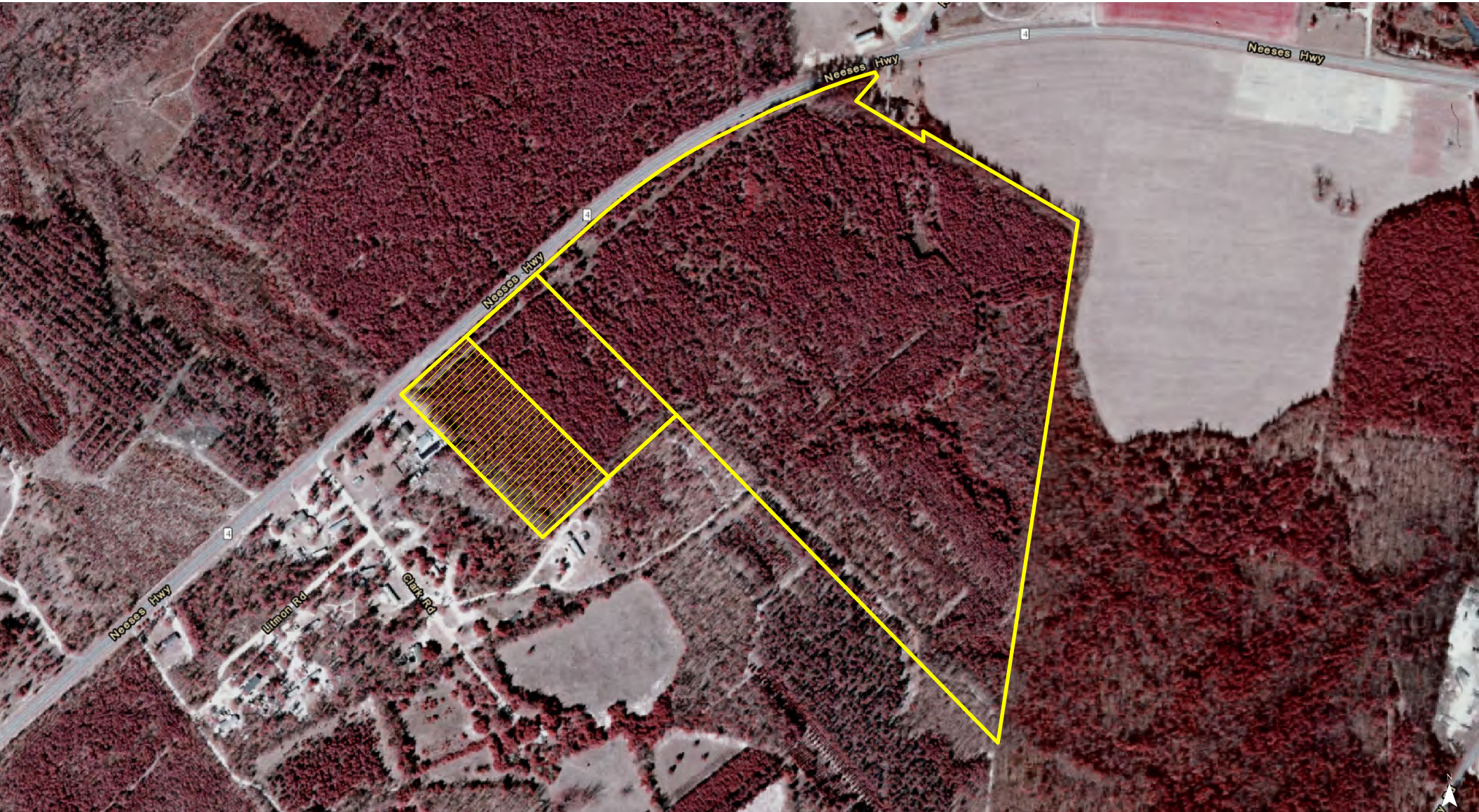
Location



Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.

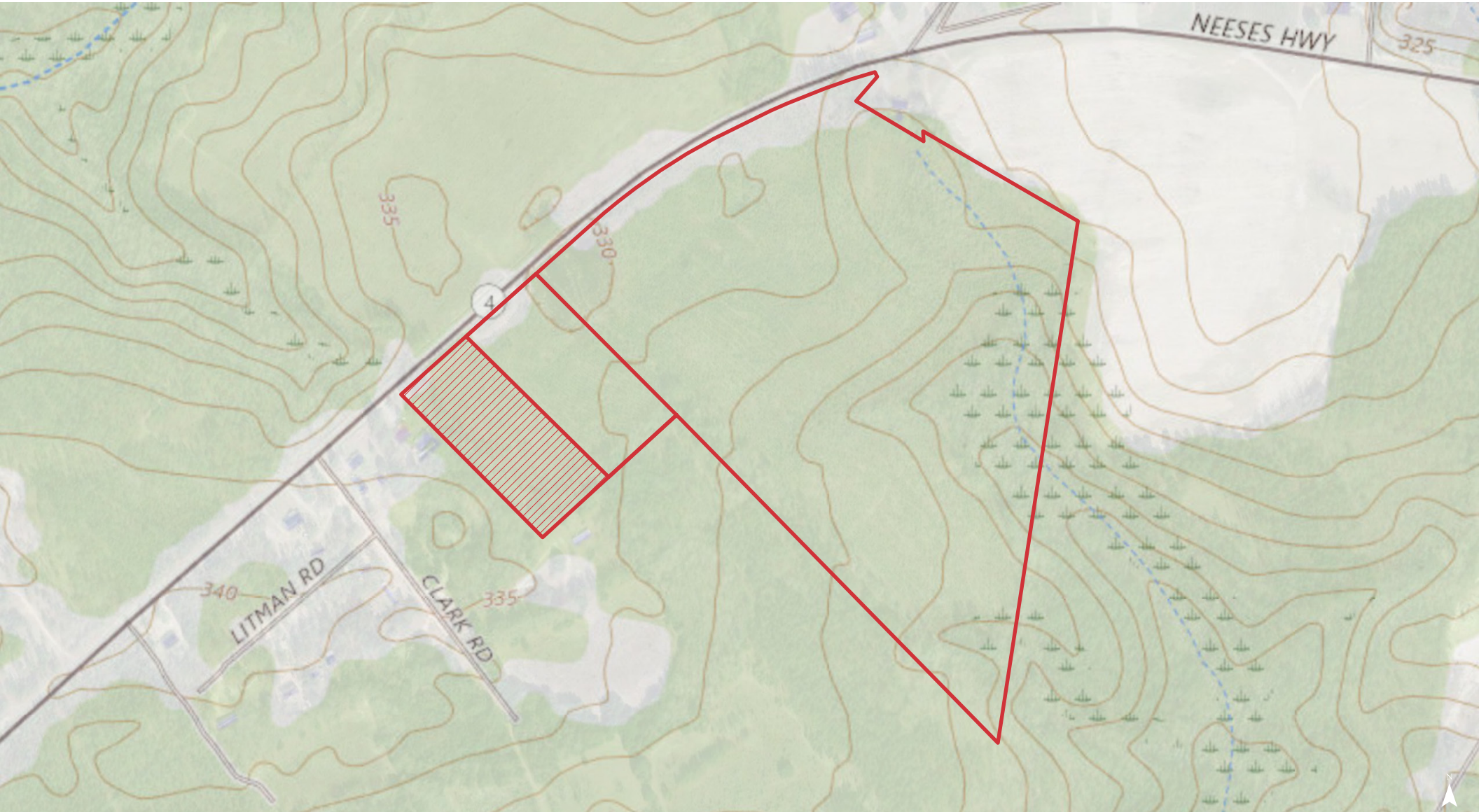


Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.



Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.

Topographical Map



Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.



Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.



Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.



Map Updated: Monday, February 19, 2024. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Columbia.

Map Unit Description (Brief, Generated)

Orangeburg County, South Carolina

[Minor map unit components are excluded from this report]

Map unit: AeC - Ailey sand, 6 to 10 percent slopes

Component: Ailey (96%)

The Ailey component makes up 96 percent of the map unit. Slopes are 6 to 10 percent. This component is on sandhills, 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 moderately low. 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 6s. This soil does not meet hydric criteria.

Map unit: Bb - Bibb sandy loam

Component: Bibb (90%)

The Bibb component makes up 90 percent of the map unit. Slopes are 0 to 2 percent. This component is on flood plains, coastal plains, marine terraces. The parent material consists of loamy alluvium. 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 moderate. Shrink-swell potential is low. This soil is frequently flooded. It is not ponded. A seasonal zone of water saturation is at 0 inches during January, February, March, April, May, December. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 5w. This soil meets hydric criteria.

Map unit: FuB - Fuquay sand, 0 to 6 percent slopes

Component: Fuquay (100%)

The Fuquay component makes up 100 percent of the map unit. Slopes are 0 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 moderately 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. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 2s. This soil does not meet hydric criteria.

Map unit: TrB - Troup sand, 0 to 6 percent slopes

Component: Troup (90%)

The Troup component makes up 90 percent of the map unit. Slopes are 0 to 6 percent. This component is on coastal plains, marine terraces, sandhills. The parent material consists of sandy and/or loamy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is somewhat excessively 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 3s. This soil does not meet hydric criteria.