



Hartwell Crest

Dobbins Road | Townville, SC

Executive Summary

Hartwell Crest

REEDY

- A portion of Anderson County TM #180008006
- Flat topography with excellent visibility & location with pristine farmland
- Lake Hartwell access
- Nearby Hattons Ford Boat Ramp
- Pastureland, mature hardwoods, and pines
- Zoned for Townville Elementary, Riverside Middle School, and Pendleton High School
- Best Use: residential homesite
- Possible Utilities: power, septic, well
- Phase II lots have water and cable in ground
- **Subject to Recorded Covenants and Restrictions*
- **No tracts have lake frontage, no tracts are dockable*



Offering Summary

Lot 1: ±7.19 Acres | \$200,000

Lot 2: ±7.20 Acres | \$200,000

Acreage, taxes, utilities and lot dimensions to be verified by Buyer and/or Buyers agent



Property Summary

For generations, Hartwell Crest has served as prime agricultural and recreational land. Sitting just ± 4.5 miles off I-85, this tract grants a future owner easy access to modern day necessities without compromising a quiet setting outside the city. Each lot offers a combination of premier pasture outlined by mature Hartwell forests. The property offers mostly level topography with some rolling areas and great road frontage across the board. With nearby access to a recently upgraded landing, these lots present a rare opportunity to own acreage at the water. Nestled in a timeless community, boasting the natural beauty of historic farmland, Hartwell Crest is truly a unique property. Come envision your dream home at Hartwell Crest Today.

Property Photos



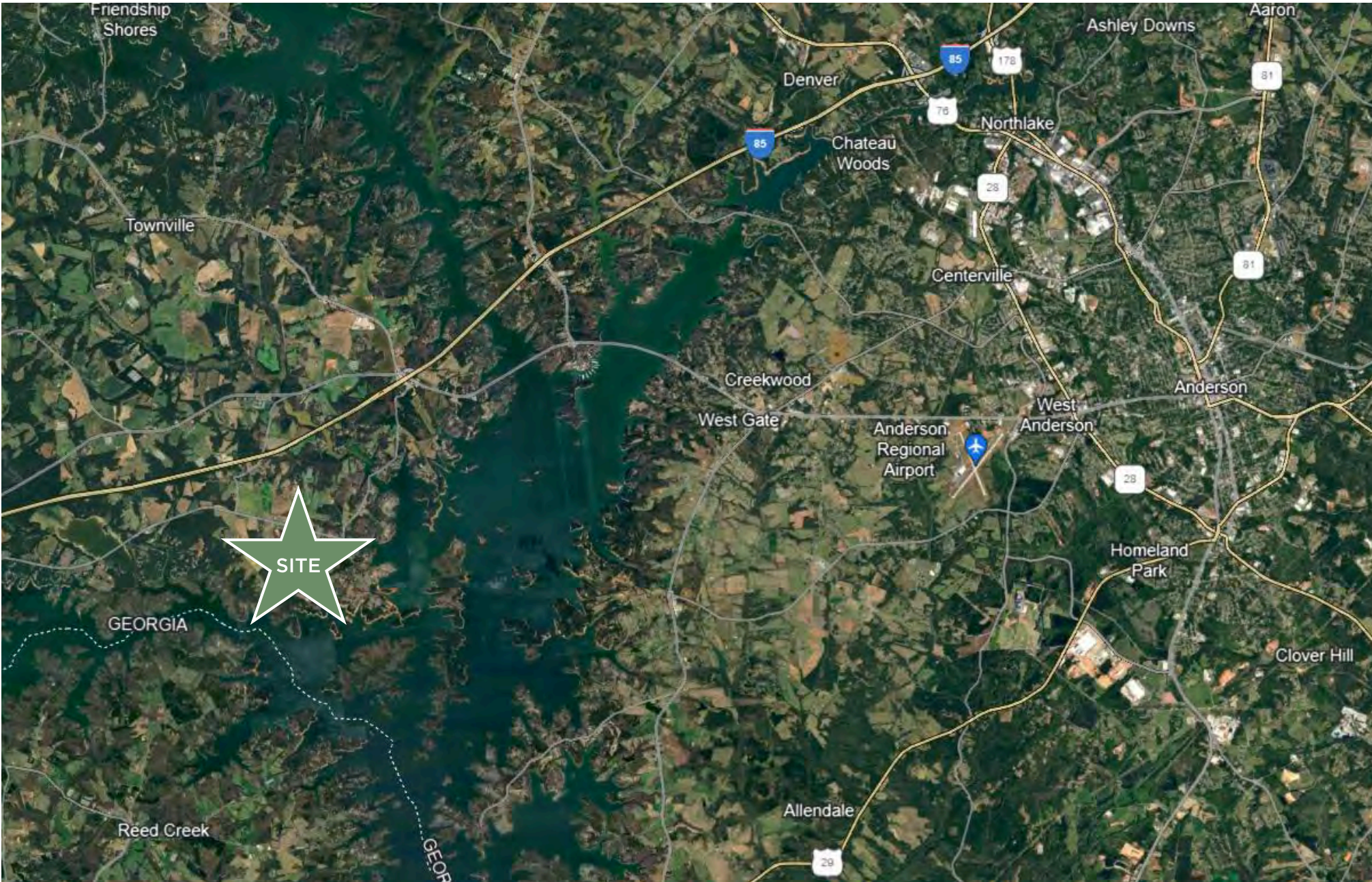
Property Photos



Municipality Map

Upstate, SC

REEDY



Confidentiality & Disclaimer

REEDY

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Reedy Land Co

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People. Loyalty. Trust. These are the foundations of our approach to real estate. We connect people to places. We guide development for future generations. And, we transform your vision of the "good life" into your everyday life.

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Java

Chief of Stick

