



# Property Overview 695 Young Rd | Clinton, SC 29325

### **Property Highlights**

- Growth Horizon: 5-7 year area growth
- Development Costs: Low (favorable site fundamentals)
- Curb Appeal: New four-rail fence along roadside
- Topography: Predominantly flat
- Zoning: Unzoned (Laurens County)
- Schools: Laurens District 56
- Rollback Taxes: Yes (buyer to verify)
- Location: ±10 minutes to I-26
- Utilities: Public water available; septic sewer; underground utilities present/nearby

### **Location Highlights**

- ±4 Min to Ingles
- ±5 Min to Clinton
- ±5 Min to Food Lion/Ace Hardware
- ±7 Min to Hwy 385/I-26
- ±20 Min to Laurens
- ±32 Min to Fountain Inn
- ±50 Min to Greenville

### **Offering Summary**

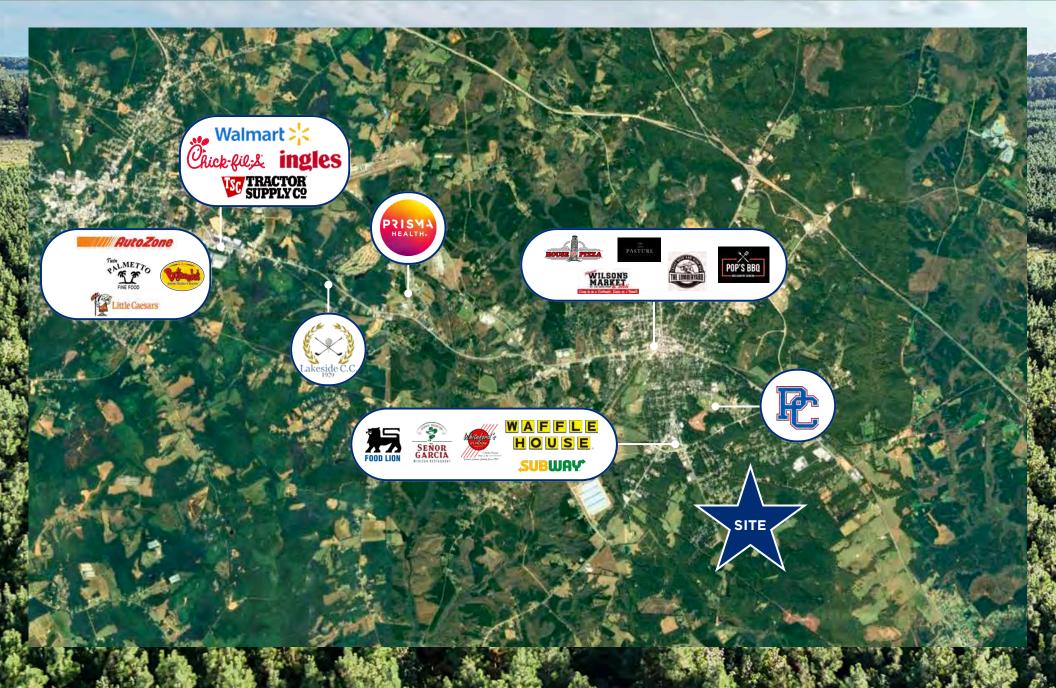
±12.53 Acres | \$220,000







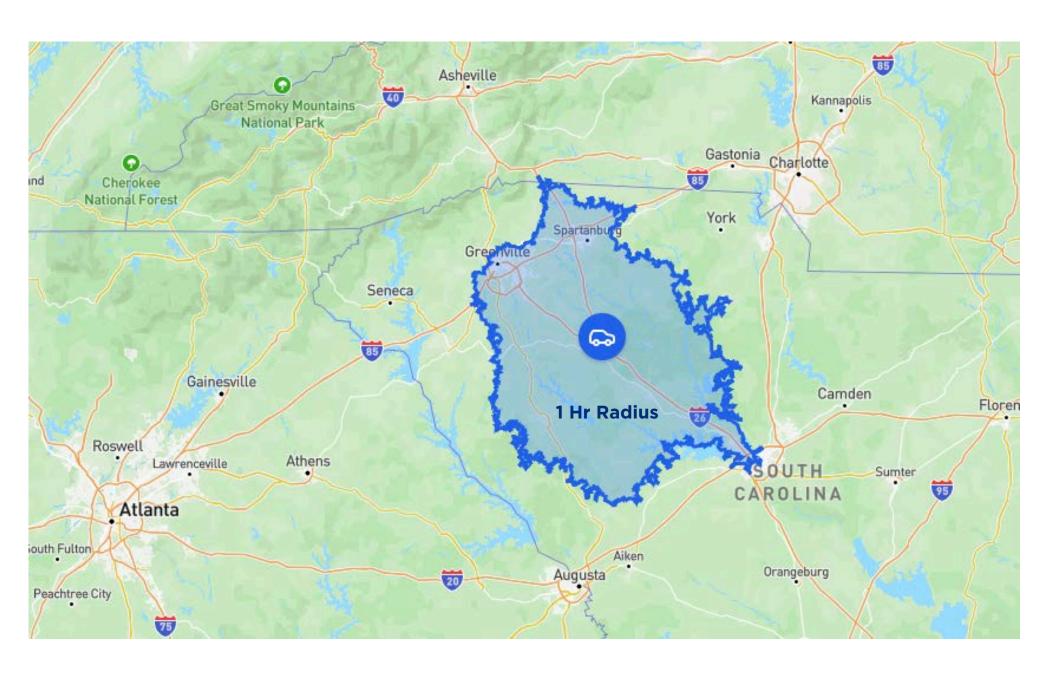
## REEDY



### **Drive Time & Municipality Map**

Clinton, SC





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