



224 E. Public Square
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HWY 221 AND I-385 - 117 ACRES

Location

202 Innovation Drive
Laurens, SC 29360
Laurens County

Property Description

The site, which is adjacent to exit 9 on I-385, is ideally situated for distribution warehouse or manufacturing as the site is just 30 minutes from Greenville and less than an hour from Columbia. A 12" water line and an 8" gravity fed sewer line runs along US Hwy 221 to the west of the property.

Physical Characteristics

Total Acreage	117.12 acres
Land Use 2	Forestry/Undeveloped
Land Use 3	Interstate
Land Use 4	Light Industrial

Transportation

Nearest Commercial Airport	Greenville Spartanburg International (GSP)
Nearest Interstate	I-I-385
Nearest Port	Charleston

Utilities and Service

Natural Gas Provider	Clinton Newberry Natural Gas Authority
Sewer Service Provider	Laurens County Water & Sewer Commission
Water Service Provider	Laurens County Water & Sewer Commission

Classification

Municipality	Unincorporated
Tax Map ID	411-00-00-001

Zoning

Unzoned