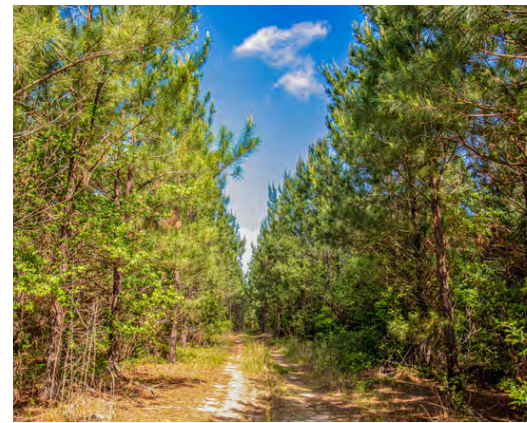




LIGHTNING HILL ORANGEBURG COUNTY, SC

77 +/- ACRES

\$295,000



PROPERTY DESCRIPTION

Whether you're a sportsman pursuing the not-too-small, not-too-large hunting tract, a timber investor aiming to capitalize on natural resources, or a family wanting to create lasting memories on your very own compound or farm, this property presents limitless potential. Situated just 7 miles from North, 20 miles from Orangeburg, and 26 miles from Columbia, the Lightning Hill Tract balances seclusion and convenience, offering the best of both worlds.

The 77-acre landscape features a rolling topography and two age classes of pine plantations. Forty-two acres boast 10-year-old loblolly pines, while the remaining acreage was sprayed and replanted with loblolly this spring. A gated entrance and well-maintained internal road system ensure security and seamless access to every corner of the property.

Established ATV trails that double as firebreaks, shooting lanes, and food plots offer immediate opportunities for outdoor enthusiasts as whitetail, eastern wild turkey, and small game are abundant.

PROPERTY FEATURES:

- Gated entrance
- Rolling topography
- Internal road system
- Two age classes of loblolly pine plantations
- 500+ feet of paved road frontage (Lightning Hill Rd)
- Established ATV trails, shooting lanes, and food plots

DIRECTIONS:

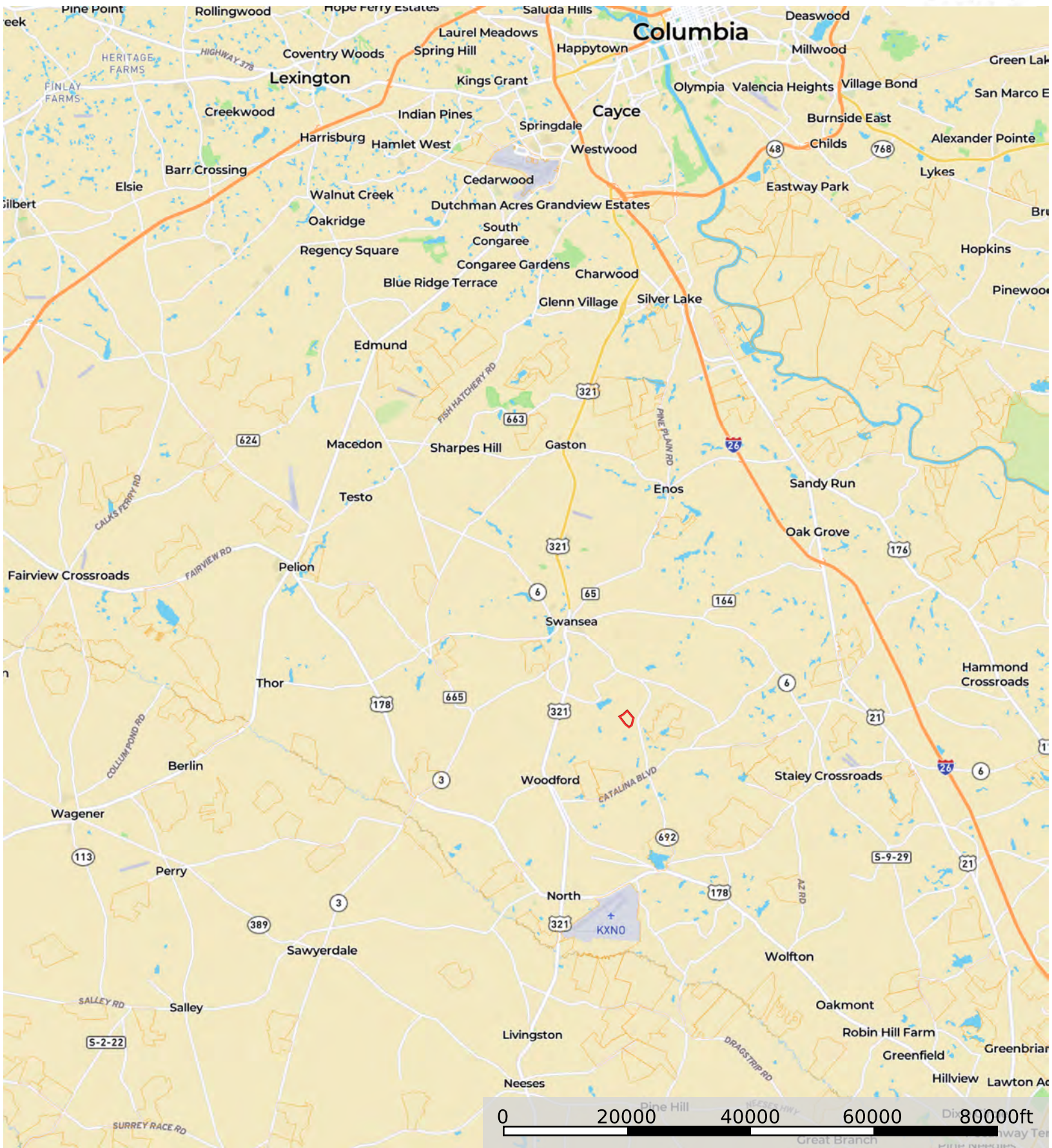
From Columbia, take Hwy 321 south to Woodford, SC, and turn left onto Lightning Hill Rd. In 3.2 miles, the property is located directly on the left side of the road at the gate.

From Orangeburg, take Hwy 178 north. In 12 miles, turn right onto Redmond Mill Rd. In 4.9 miles, turn left onto Lightning Hill Rd. In 0.2 miles, the property is located directly on the right side of the road at the gate.

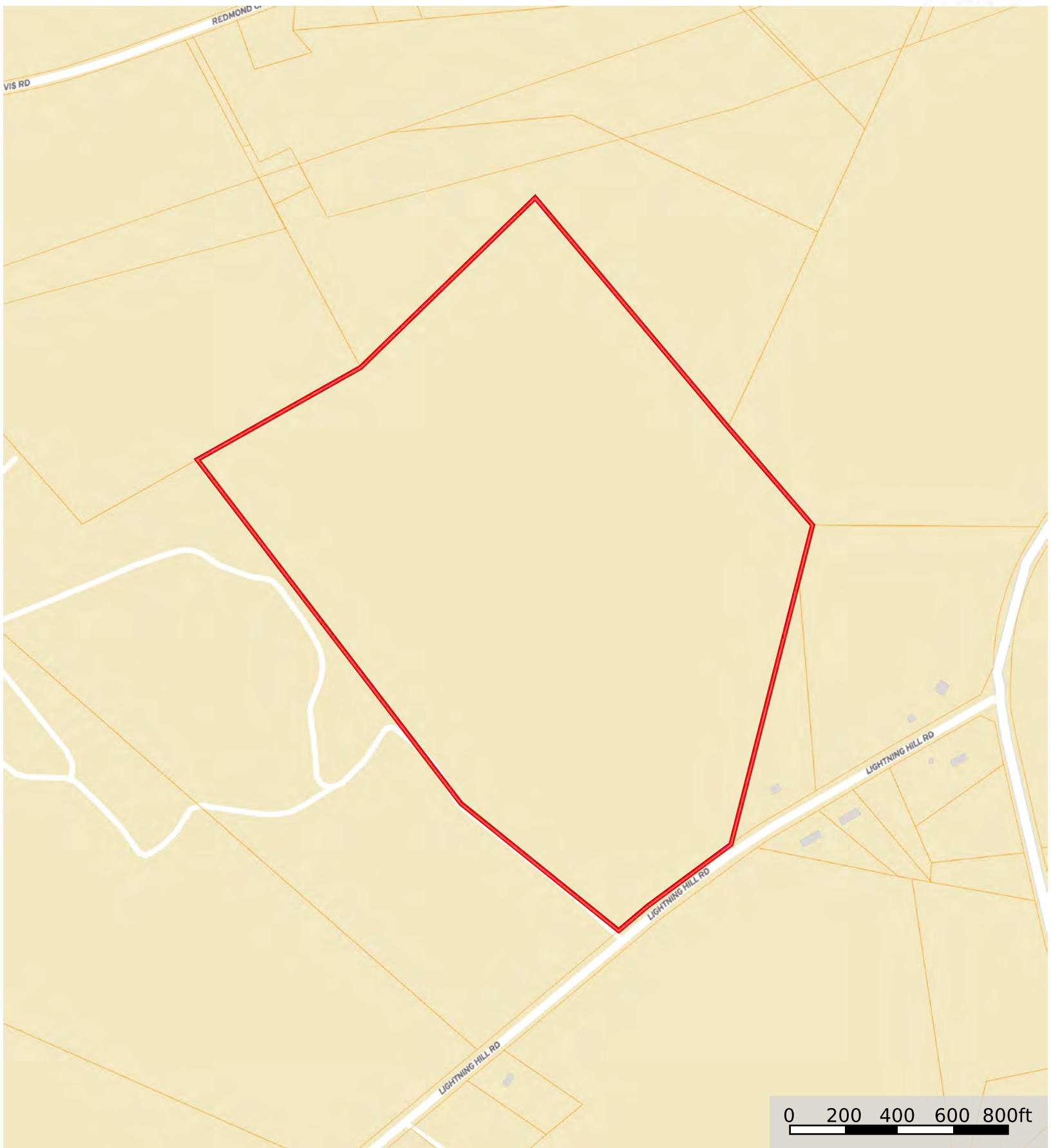
CONTACT

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 Boundary

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