

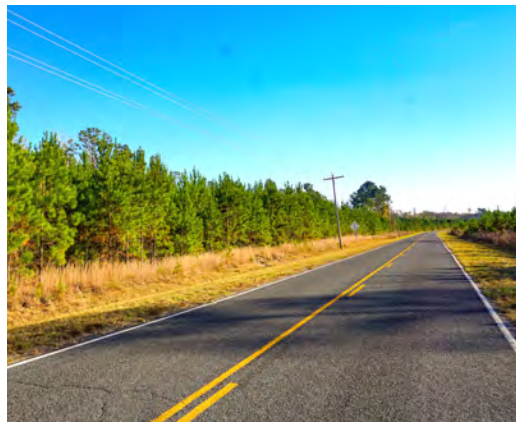


HUNTING ROAD TRACT

ORANGEBURG COUNTY, SC

94 +/- ACRES

\$367,459



PROPERTY DESCRIPTION

The Hunting Road Tract is located in a quiet rural community only 5 miles southwest of Bowman and 7 miles southeast of Rowesville. The property is currently being managed for maximum timber production providing a future revenue stream with sound forestry management practices in place. The landscape of the property is comprised of 44% pre-merchantable pine plantation while the remaining acreage consists of natural hardwood drains. The natural hardwood drains provide habitat diversity and ample travel corridors for wildlife such as deer and turkey. The property is well suited for a multitude of applications such as timber investments, outdoor recreational pursuits, and is ideal for a permanent residential site in a quiet rural area.

PROPERTY FEATURES:

- Pre-merchantable Pine
- Hardwood

DIRECTIONS

From Bowman, take Highway 210 and head Southwest. Take a right on Cattle Creek Road. After two miles, take a left on Hunting Road for .5 miles and the property will be on your left.

CONTACT


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 Boundary

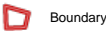
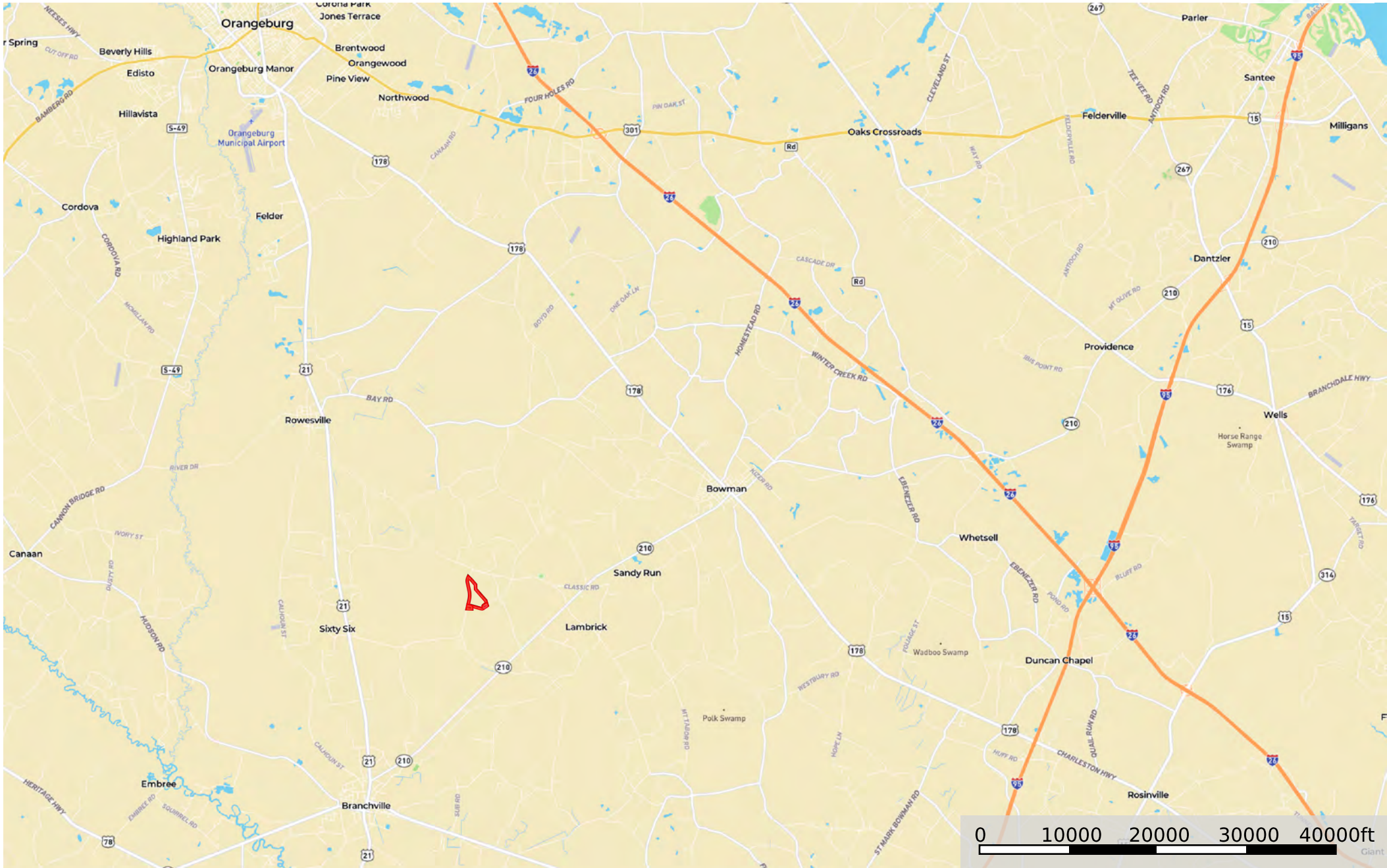
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Rhoad-Martin & Jones-Basemore East
Orangeburg County, South Carolina, 93.62 AC +/-



Boundary

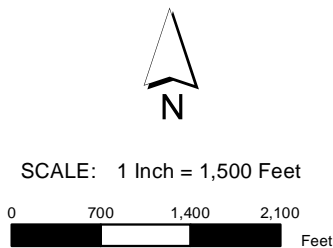
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Stand Map
Rhoad-Martin & Jones-Basemore East
Parcel # 45075Hb0011
Orangeburg County, SC - approx. 94.0 acres +/-

	Property Listing		Cover Type		USFS
	County		Pine		NPS
	Interstate		Pine Plantation		FWS
	US Highway		Pine Plantation >= 12 yr		BLM
	State Highway		Pine Plantation < 12 yr		Tribal
	Other Road		Hardwood		Other Federal
	Railroad		Bottomland		County/Local
	Lake/Reservoir		Open		NGO/Private
	Perennial River/Stream		Non Productive		State
	Intermittent Stream		Other/Unknown		Unknown

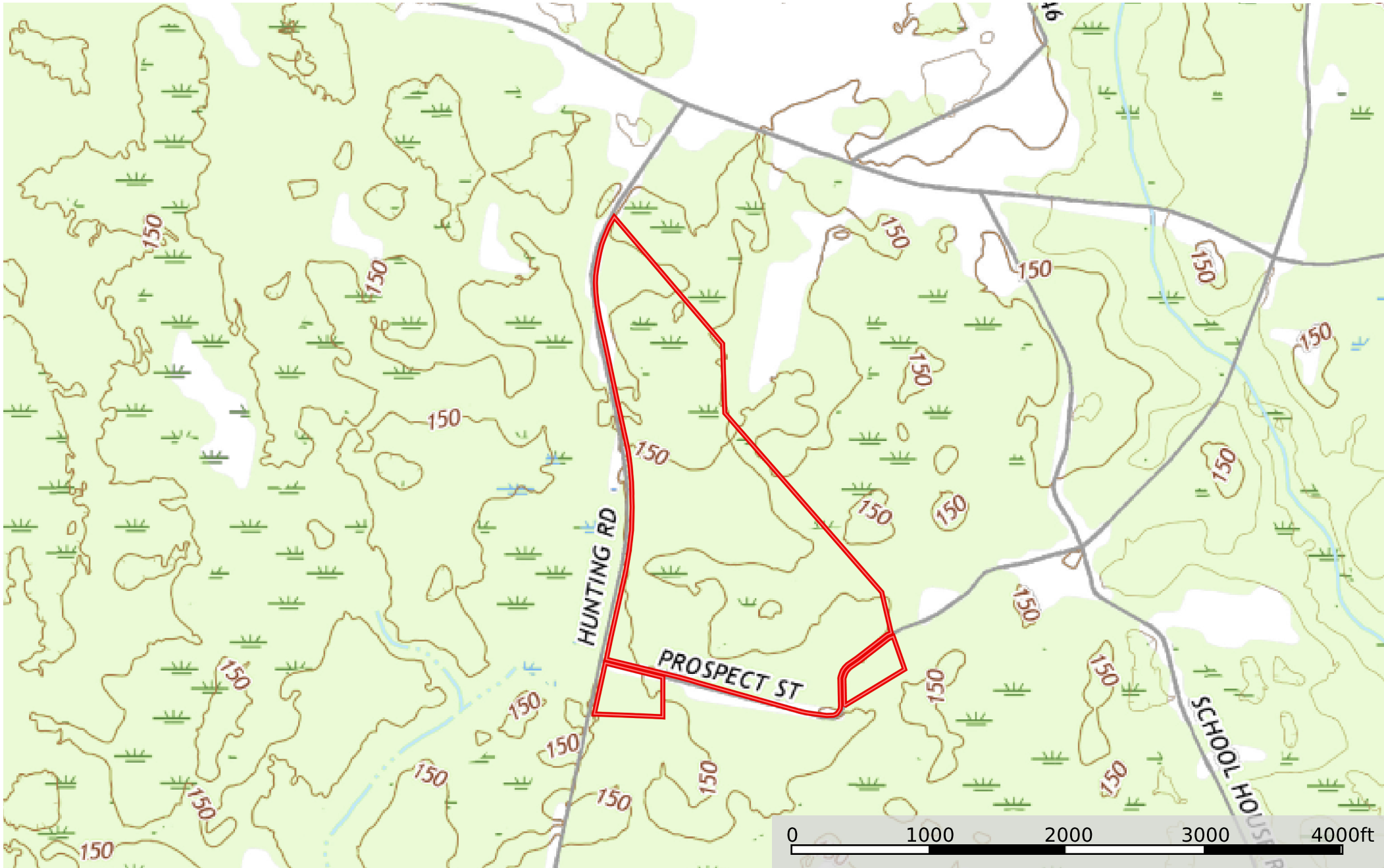



Stand #	Cover Type	Age	Acres
1	Pine Plantation < 12 yr	6	50.5
2	Hardwood	64	27.4
5	Bottomland	24	1.1
6	Hardwood	62	9.5
7	Pine Plantation < 12 yr	6	5.2

Smaller stands have been excluded to fit in the allowable space

The property depicted on this map has not been surveyed. The acreage is an estimate based upon GIS data. The volume information in this report is based on current information in the seller's inventory system. The information is subject to change due to harvest activities and/or updates resulting from routine maintenance of the inventory system. Neither the owner nor its officers, directors, employees or agents represent or warrant the accuracy or completeness of the ownership acreage, the cover type acreage, timber inventory species, grade or volumes, legal or practical access to the property, or operability. 11/21/2022

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