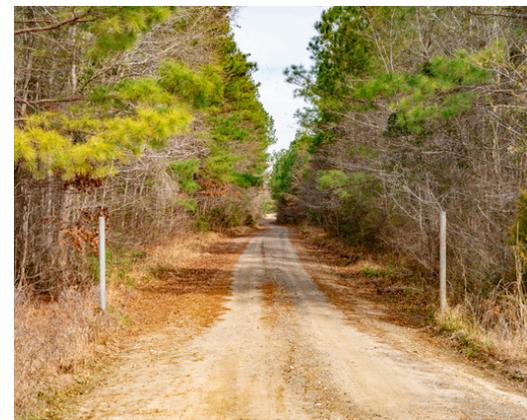
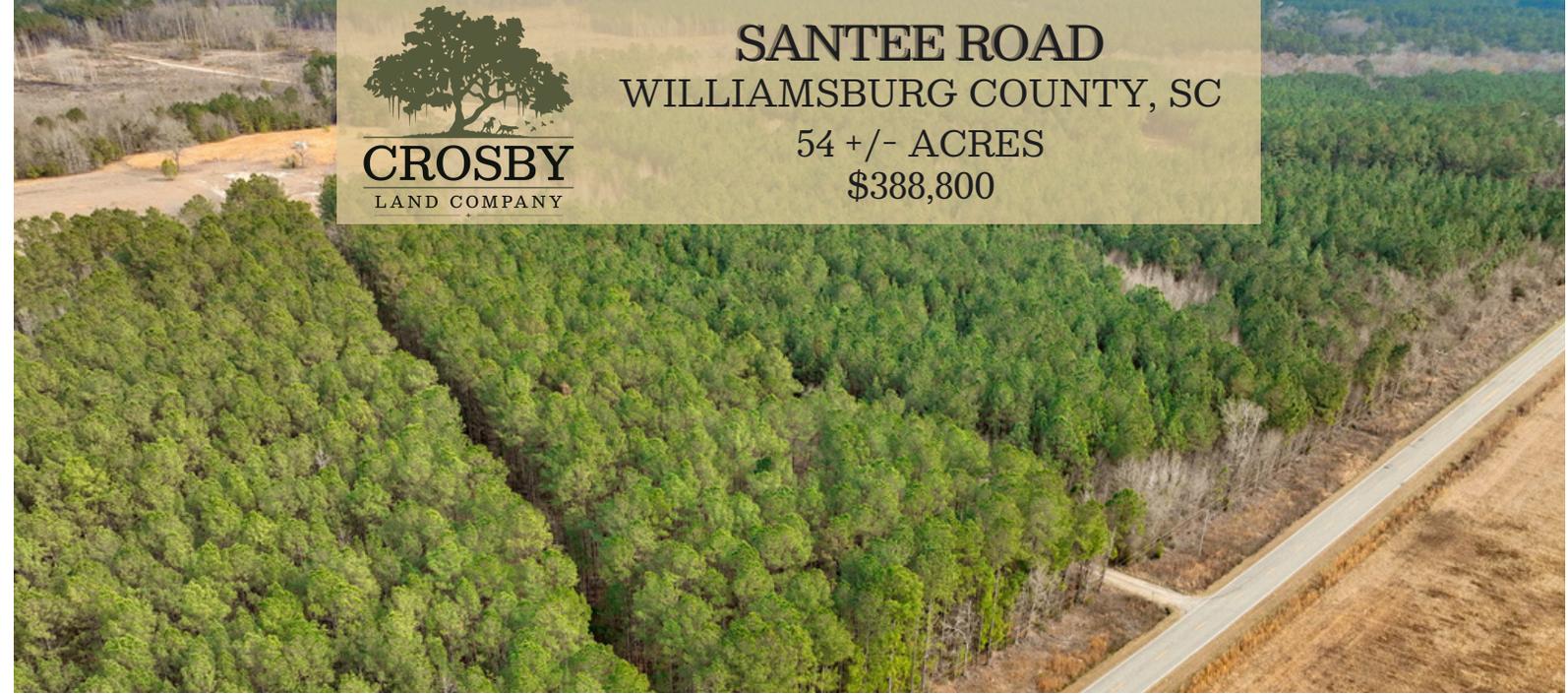


# SANTEE ROAD WILLIAMSBURG COUNTY, SC

54 +/- ACRES  
\$388,800



## PROPERTY DESCRIPTION

This exceptional 54 +/- acre tract in Williamsburg County, South Carolina, offers a rare combination of timber income, accessibility, and homesite potential. The property features extensive road frontage (1/2 mile) along Santee Road, a paved county road, as well as additional frontage on Myers Circle and Hinnant Road, both well-maintained dirt roads, providing multiple access points and flexibility for future use.

The land is predominantly planted with pine in two age classes, both ready for thinning, enabling an immediate return on investment while enhancing long-term timber value and stand health. The tract's size, layout, and road frontage make it well-suited for timber investment, recreational use, or the development of a private residential homesite.

Adding to its appeal, the property is located just one mile from Wee Tee State Forest, a nearly 20,000-acre public land state forest offering abundant hunting and outdoor recreation opportunities. This proximity provides access to extensive wildlife habitat without the responsibility of maintaining additional acreage. With strong access, income-producing timber, and close proximity to premier recreational land, this versatile property represents an excellent opportunity for investors, sportsmen, or those seeking a private rural retreat in Williamsburg County.

## PROPERTY FEATURES:

- Merchantable Timber
- Close Proximity to Wee Tee State Forest
- ½ Mile of Paved Road Frontage Along Santee Road
- Additional Points of Access & Frontage Along Myers Circle and Hinnant Road

## DIRECTIONS:

From Andrews head south onto Morgan Ave for 3.1 miles. Continue onto Hwy 41 S for 5.7 miles then turn right onto Santee Rd in 6.4 miles the property will be on the right.

## CONTACT

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