



Tract B802 SC Horry County-Sassafras Block G

142 Acres  
Horry County, South Carolina  
Property Price : \$645,418 or (\$4,550/acre)



**Acreage:**

141.85 +/- acres

**General Description:**

This expansive 144-acre timber and recreational property offers a secluded rural setting in rapidly growing Horry County. Accessed via a private interior road off Joyner Swamp Road, the property boasts a newly planted stand of loblolly pine and mature, thinned 1993 loblolly, presenting a solid investment opportunity. This tract is part of a larger property that is being subdivided.

**Investment:**

\$645,418 or (\$4,550/acre)

**Tax ID:**

20700000007.0

**Agent:**

**Mark McMillan**  
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**Location/Directions:**

From Conway, head north on HWY 701 toward Loris. Approximately 3 miles after passing HWY 22 Bypass, take the left fork onto State Rd 410 (Green Sea Road) and proceed north for 3 miles. Turn left on Joyner Swamp Road and follow it for about 3.5 miles, then turn left onto Louisville Road.

*Disclaimer: Property inspections shall be done during daylight hours. Seller and Advance Land and Timber, LLC in no way make any representations or warranties regarding the conditions of the property, including any and all access routes, and all persons entering upon the property do so at their own risk and accept said property "as-is" in its existing condition during such inspections. All persons entering upon the property assume all risks and liabilities and agree to indemnify, defend, and hold harmless Seller, its affiliates, officers, direct managers, agents, representatives and employees from and against any and all claims, demands, causes of action, injuries (including death) and damages resulting from any accident, or occurrence arising out of, incidental to or in any way resulting from his or her inspection of the property or his or her exposure to the conditions of the property.*

