



Tract B520-Horry County

149 Acres
Horry County, South Carolina
Property Price : \$1,110,050 or (\$7,450/acre)



Acreage:

149 +/- acres

General Description:

If you are looking for a great location, convenience, and a turn-key hunting and recreational tract then look no further. This 148-acre tract located in Horry County has 250 feet of frontage on Old Reaves Ferry Rd. and legal access off of Rodney Rd. through a well-maintained gravel drive. There is already electricity running into the property to a hunting cabin and storage container with a shallow well. Water and sewer is available off of Old Reaves Ferry. This property is complete with an exceptionally maintained road and ditch system, food plots, deer stands, access paths, shooting lanes, and opportunities for deer, bears, and turkeys. Replanted in genetically improved loblolly, this is a great investment tract too. Only 10 minutes from Conway and 30 minutes from Myrtle Beach this tract is ready for you to start making memories.

Investment:

\$1,110,050 or (\$7,450/acre)

Tax ID:

32200000034.0, 32213010003.0, 32109040001.0

Agent:

Matt Coon
803-629-4145

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Location/Directions:

From Conway head NE on SC-905 for 4.8 miles. Turn right onto Old Reaves Ferry Rd. The gate will be on your left in 1.4 miles

From Myrtle Beach head NE on US-17 for 1.3 miles, continue straight for 0.3 miles, Continue straight for 0.8 miles, 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 cond 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.

Turn right onto Robert M. Grissom Pkwy for 8.1 Miles, Turn right onto SC-90 E for 2.2 miles, turn left onto Bear Bluff Rd for 0.8 miles, Turn left onto Old Reaves Ferry Rd for 4.5 miles and gate will be on your right

