

**20.85 acres of Farm Land For Sale in Horry County, SC!**  
**Off of HWY 917**  
**Nichols, SC 29581**

**\$299,999**  
**20.850± Acres**  
**Marion County**



## 20.85 acres of Farm Land For Sale in Horry County, SC! Nichols, SC / Marion County

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### **SUMMARY**

#### **Address**

Off of HWY 917

#### **City, State Zip**

Nichols, SC 29581

#### **County**

Marion County

#### **Type**

Hunting Land, Recreational Land, Undeveloped Land, Horse Property, Lot

#### **Latitude / Longitude**

34.105354 / -79.044415

#### **Acreage**

20.850

#### **Price**

\$299,999

#### **Property Website**

<https://www.mossyoakproperties.com/property/20-85-acres-of-farm-land-for-sale-in-horry-county-sc-marion-south-carolina/112726/>



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### **PROPERTY DESCRIPTION**

#### **10.5 acres of tillable fields-excellent whitetail and upland game hunting-short drive to town!**

20.85 Acres of Pure Carolina Serenity - Just Minutes from Loris

If you've been searching for wide open skies, quiet mornings, and the kind of privacy that feels impossible to find anymore... this is it.

Nestled just under 10 miles from Loris in the highly sought-after Green Sea School District, this 20.85-acre tract offers the perfect balance of open farmland and natural woodland beauty. Approximately 10.5 acres are currently in productive, tillable ground-ideal for continued agricultural use or transforming into lush pastureland. The remaining acreage is thoughtfully framed by mature timber on three sides, creating a natural privacy wall and providing excellent habitat for deer, turkey, and native wildlife.

Imagine pulling through a private gated entrance, driving beneath a canopy of Carolina blue sky, and arriving at your custom-built home set far off the road. There's ample space for a wraparound porch, a red barn, fenced paddocks, garden rows, and winding trails through the trees. Whether you envision a peaceful mini-farm, a horse property, a secluded family estate, or a recreational retreat with a cabin and food plots, this property offers the flexibility to bring your vision to life. With no HOA restrictions, you have the freedom to design and build exactly what fits your lifestyle. Continue farming for income potential, create a private hunting getaway, or simply enjoy the beauty of untouched land that feels worlds away from the hustle and noise. Yet despite its peaceful setting, you're still conveniently located within a short drive to dining, shopping, and the sparkling beaches of the Grand Strand-giving you the best of both country charm and coastal convenience. Opportunities like this don't come along often.

Build your legacy here-where privacy, possibility, and peaceful living meet.

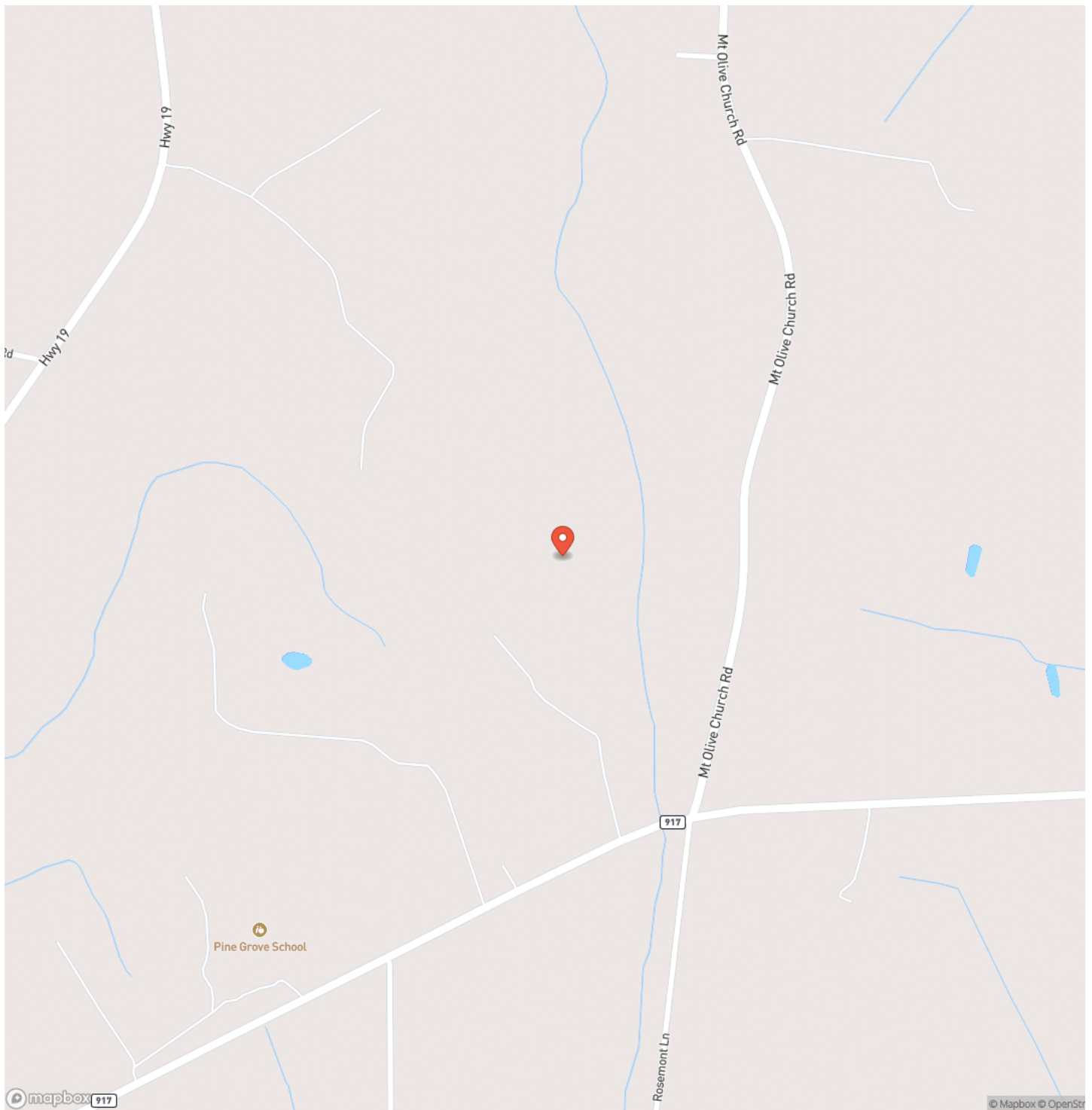
For more information on this and other land for sale in Horry County, contact Wyatt Wise at [843-907-1628](tel:843-907-1628) or by email at [wwise@mossyoakproperties.com](mailto:wwise@mossyoakproperties.com), or visit [landandfarmsrealty.com](http://landandfarmsrealty.com).

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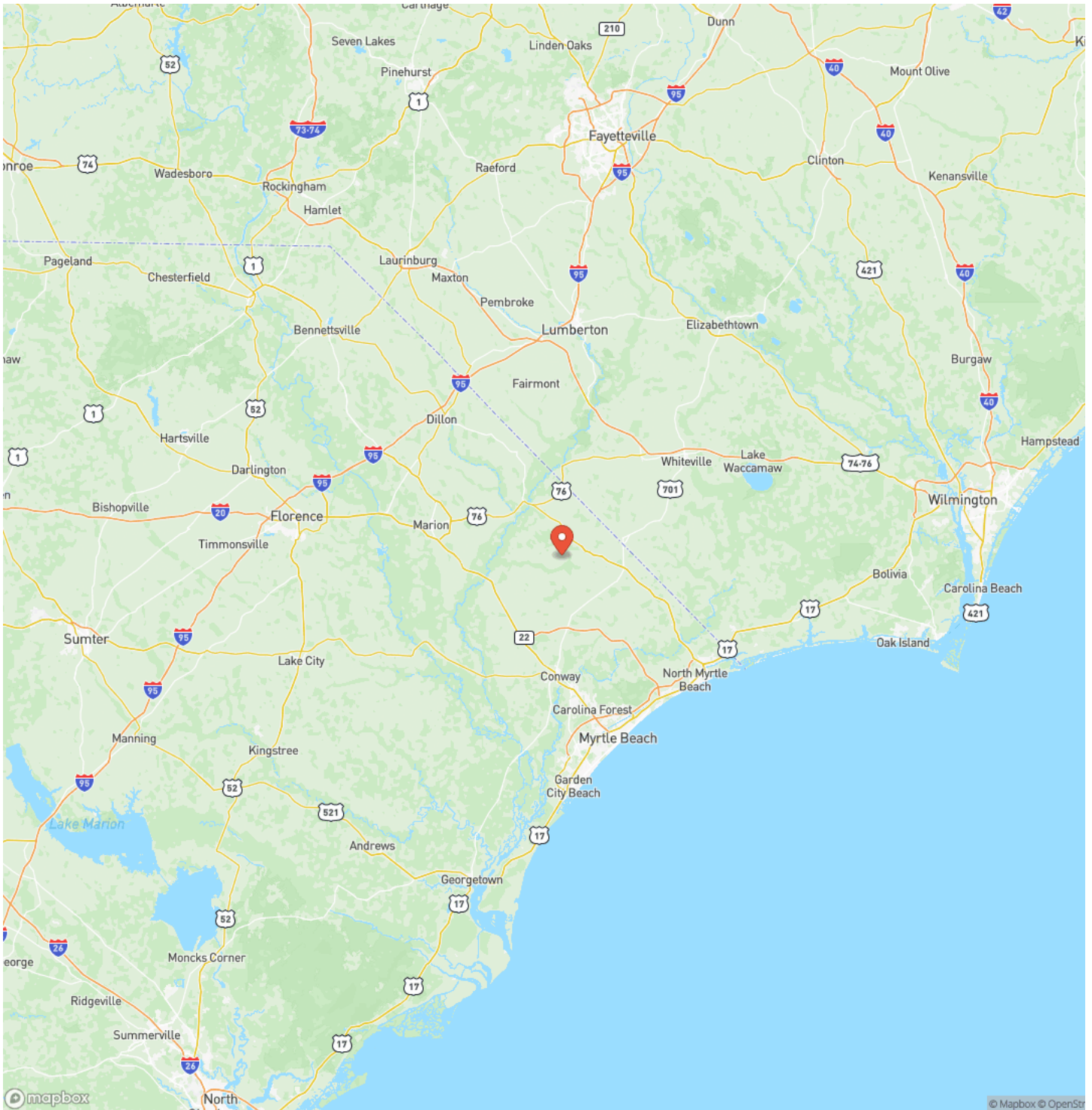


## Locator Map



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## Locator Map



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## Satellite Map



20.85 acres of Farm Land For Sale in Horry County, SC!  
Nichols, SC / Marion County

LISTING REPRESENTATIVE  
For more information contact:



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wwise@mossyoakproperties.com  
**Address**  
1401 Hwy 17 S  
**City / State / Zip**

NOTES

Notes section with multiple horizontal lines for text entry.

## This image shows a single sheet of white paper with horizontal blue ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



**<https://www.mossyoakproperties.com/>**

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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