

FOR SALE

Lexington County

Single Family Residential Development Site

SMALLWOOD DRIVE AT DREHER ISLAND ROAD | CHAPIN, SOUTH CAROLINA

AVAILABLE
±26.11 ACRES



- **ZONING:**
RD | Restrictive Development (Lexington County)
- **SITE PLAN :**
Site can accommodate approximately 40 single family residential lots
- **UTILITIES:**
Water and Sewer provided by Utilities, Inc (system upgrades needed; cost estimates available upon request)
- **LOCATION:**
Near Lake Murray within Smallwood Estates located off of Dreher Island Road
- **SCHOOL DISTRICT:**
Chapin schools belong to the highly regarded School District 5 of Lexington and Richland Counties

SALES PRICE: \$200,000

FOR MORE INFO, CONTACT

JAKE NIDIFFER | Brokerage Associate | jnidiffer@trinity-partners.com | 803.567.1324
NICK STOMSKI | Partner | nstomski@trinity-partners.com | 803.567.1447

TRINITY
PARTNERS

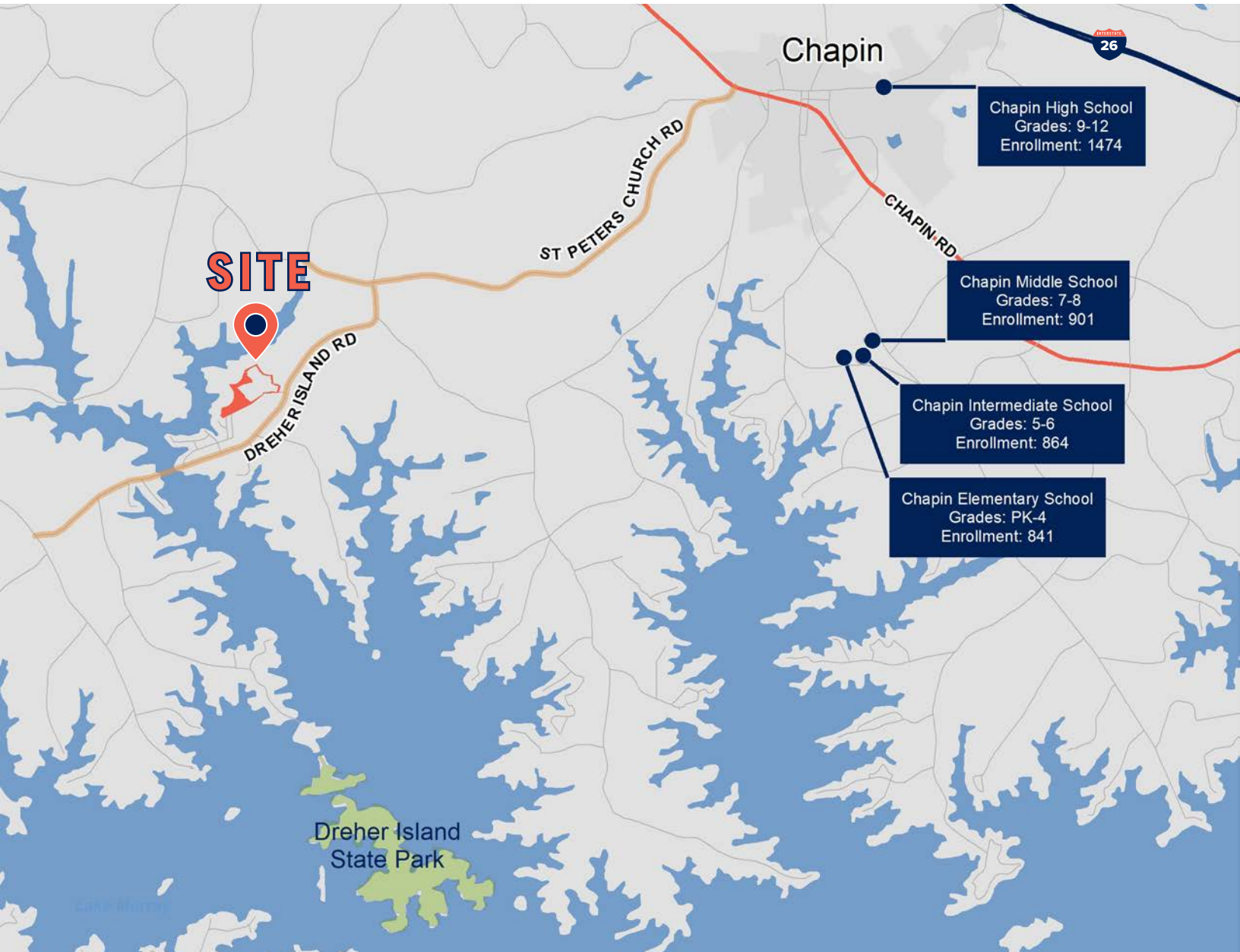
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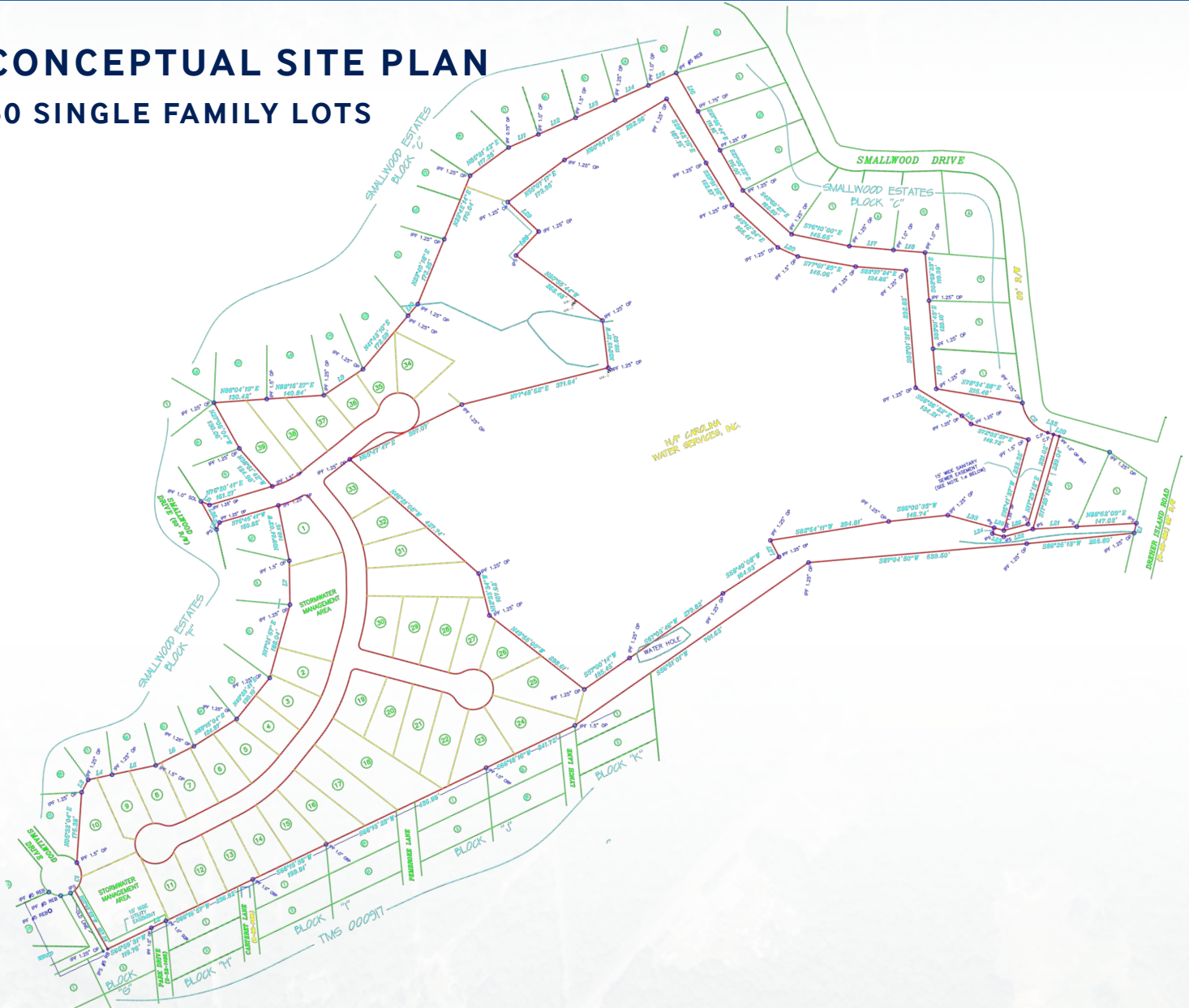
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CONCEPTUAL SITE PLAN 40 SINGLE FAMILY LOTS



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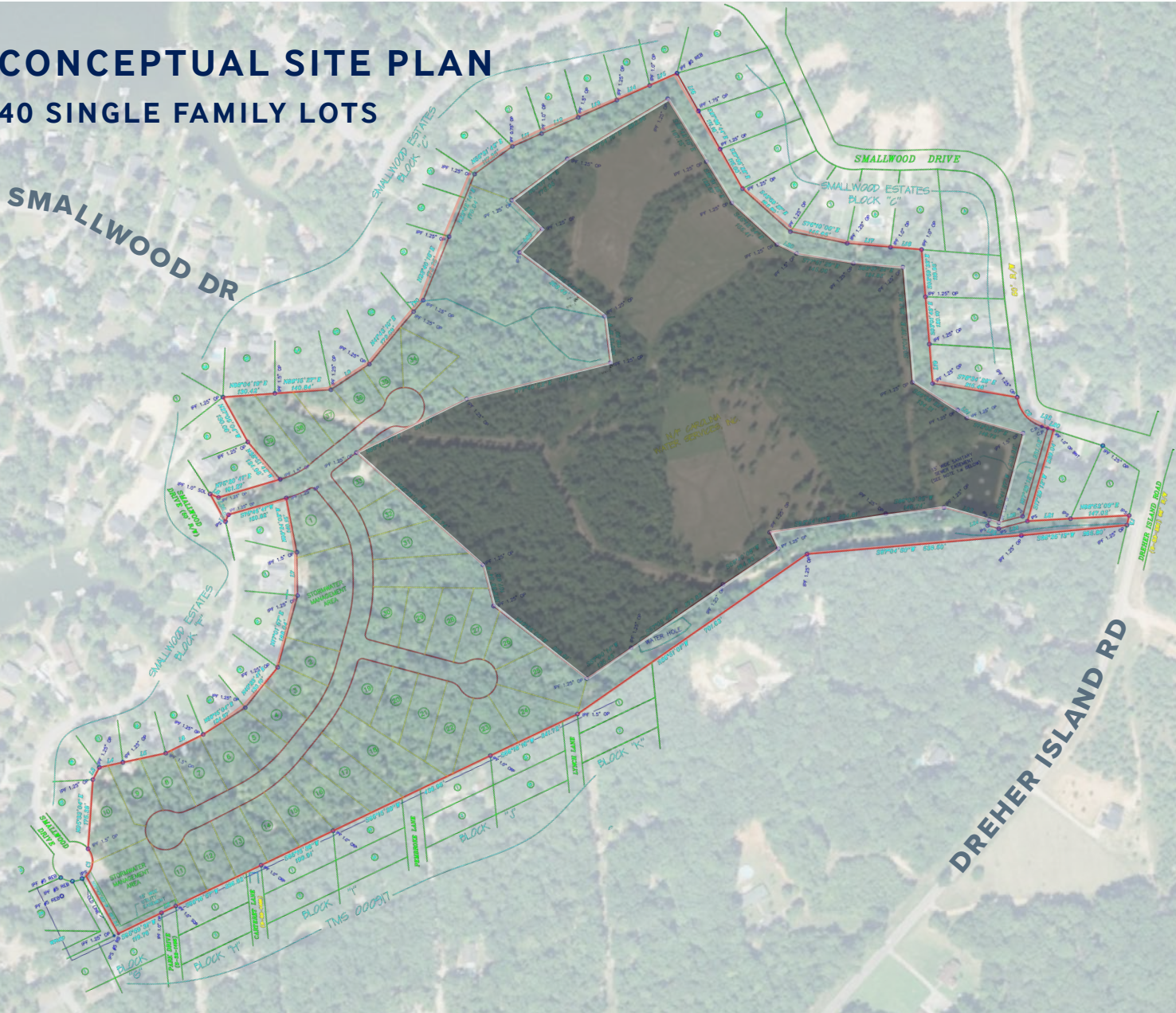
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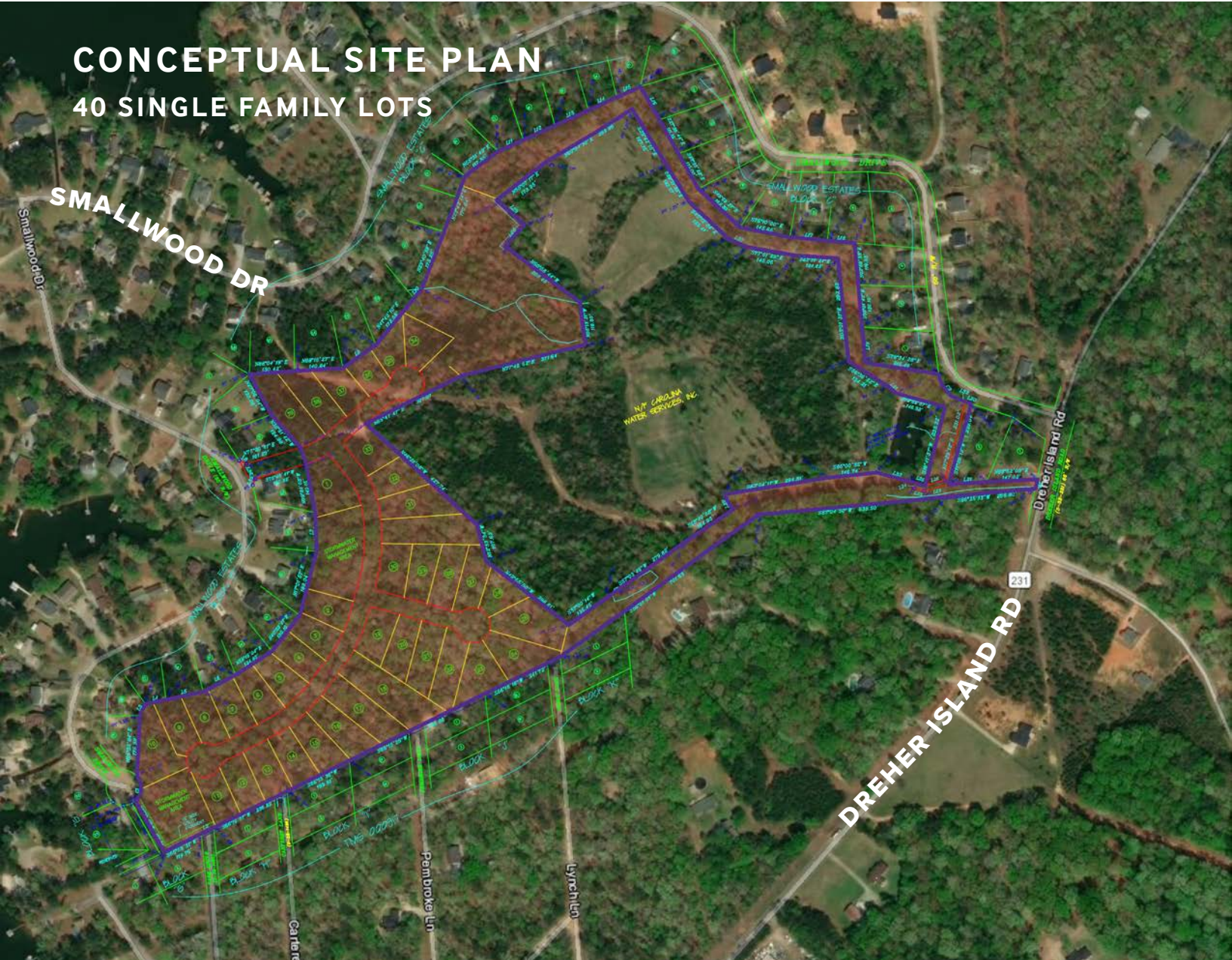
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