

FOR SALE

Taylor Colquitt Road, Spartanburg, SC

SALE PRICE: \$2,196,000



NAI Earle Furman

Land | ±45.75 rail-served acres

- ±1,200 linear ft of interstate frontage (I-85)
- Unzoned Spartanburg County
- Topography relatively flat
- Located ±5.8 miles from downtown Spartanburg, ±18.8 miles from SC Inland Port and ±17.2 miles from GSP airport.
- Connectivity to major interstates - I-26 and I-85
- West tract: 2-55-00-184.01 (18.22 AC), 2-55-15-015.00 (10.18 AC)
East tract: 2-55-00-187.00 (15.31 AC), 2-55-15-015.03 (2.04 AC)



No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

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✉ **Hal Johnson**
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Map data ©2021

CONCEPTUAL SITE LAYOUT



PREPARED FOR:



COLQUITT SITE
CONCEPTUAL SITE LAYOUT
 SPARTANBURG, SOUTH CAROLINA 7/23/2019



501 River Street • Suite 200
 Greenville, SC 29601 • 864.412.2222
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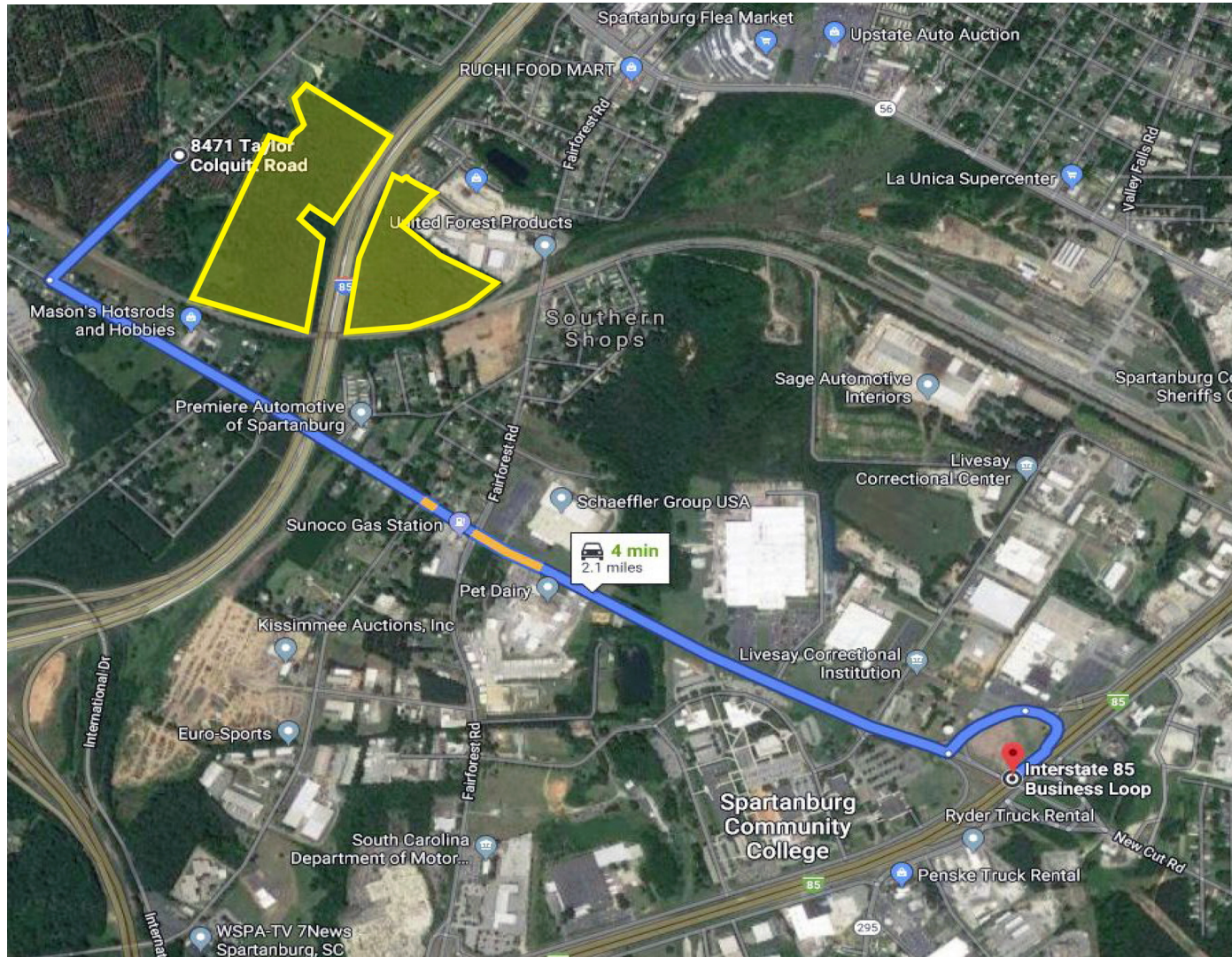
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FOR SALE

NPA Taylor Colquitt Road Spartanburg, SC 29303

±2.1 MILES FROM SITE TO BUS I-85



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FOR SALE

NPA Taylor Colquitt Road Spartanburg, SC 29303

±1.1 MILES FROM SITE TO I-26



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AREA MAP



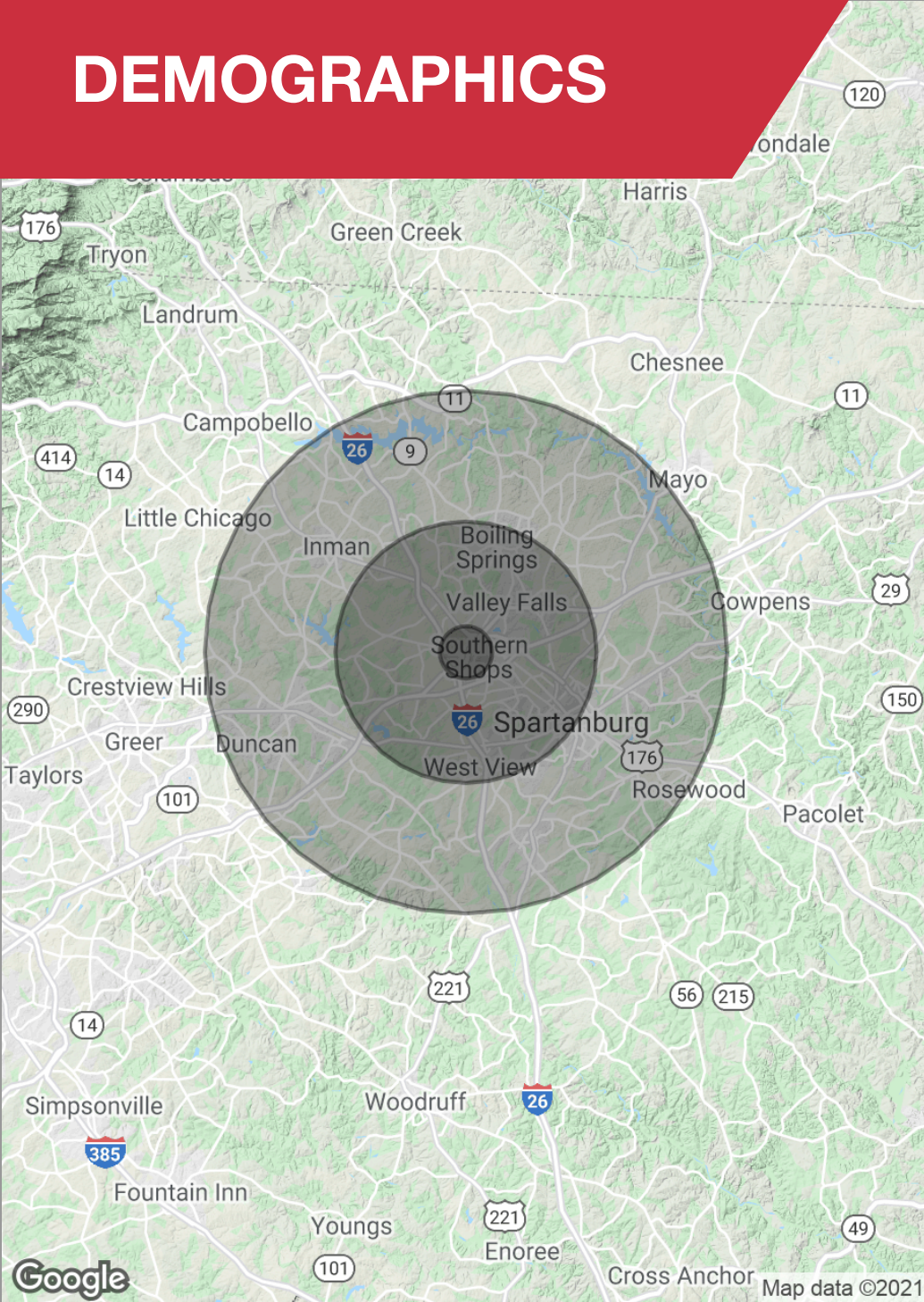
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DEMOGRAPHICS



Population

	1 Mile	5 Miles	10 Miles
Total population	2,696	71,120	206,858
Median age	31.6	32.0	36.2
Median age (male)	31.8	31.3	35.2
Median age (Female)	29.8	33.1	37.1

Households & Income

	1 Mile	5 Miles	10 Miles
Total households	925	25,356	78,820
# of persons per HH	2.9	2.8	2.6
Average HH income	\$43,239	\$51,138	\$57,058
Average house value	\$94,228	\$147,661	\$161,592

* Demographic data derived from 2010 US Census

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