



8004 Edmund Highway, Pelion, 29123, SC

https://homesforsalelistings.net/properties/8004-edmund-highway/pelion/sc/29123/MLS_ID_642783



Price - \$343,900

Lot Size DOM

3.2000 22 Days

Features

Cooling

- Other

Other

- Cable Available
- Horse OK

Description

Cleared 3.2-acre commercial lot located less than one mile from downtown Pelion, South Carolina. Offering excellent visibility and frontage along Highway 302/Edmund Highway, this property is conveniently situated approximately 15 minutes from Swansea, less than 20 minutes from Interstate 20, 25 minutes from Interstate 26 at Exit 119 and Columbia Metropolitan Airport, 30 minutes from downtown Columbia, and 50 minutes from Augusta. The rear one-acre portion features approximately six-foot security fencing, along with existing power and security lighting that may require updating. This secure area is well suited for a laydown yard, equipment storage, fleet parking, or other commercial uses. Public water, forced-main sewer, and fiber-optic service are available along Edmund Highway. Currently zoned General Commercial, the property offers excellent potential for a sales center, medical or professional office, retail development, secure storage facility, or similar business operation. The site was previously used as an AmeriGas propane storage and distribution yard. Buyers should verify zoning, utility availability, environmental conditions, and suitability for their intended use. Disclaimer: CMLS has not reviewed and, therefore, does not endorse vendors who may appear in listings.

SEE THIS PROPERTY



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Check On Site



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