



Property/Location

Site Name: L&C Tract A
Community: Chester
County: Chester

Physical Characteristics

Lease: No
Size: 330 acres/134 hectares
Total Certified Acres:
Subdividable: Yes
Price Per Acre:
Price Range: \$8,000 to \$12,000
Soil Type: Loamy Sand, Sandy Clay
Elevation Range: 480 to 500 feet

Transportation Access

Interstate(s): I-77: 9 miles/15 km; I-20: 54 miles/87 km
Commercial Airport: Charlotte-Douglas International: 43 miles/70 km
Private Airport: Chester Catawba Regional Airport: 8 miles/13 km
Rail: Lancaster and Chester Railway
Container Port: Charleston: 166 miles/267 km



Community Information

Subject Property Inside City Limits: No
School District: Chester
Tax District: District 2
Community Development Status: Under Developed
Foreign Trade Zone: No
Multicounty Industrial Park: Yes
Related Counties: York
Tax Map ID: 89-15
Zoned Industrial: Yes
Zoning or Regulations: ID-2
Current Landuse(s): Dormant
Surrounding Landuse(s): Agricultural, Woodlands

Adjacent Property Available: No

Water Service Provider: Chester Metro. District
Water Main Diameter: 12 inch/30.5 cm
Distance to Water Line: On Site
Comments: West side of site 250 feet

Sewer Service Provider: Chester Sewer District
Sewer Main Diameter: 18 inch/45.7 cm
Sewer Type (Force or Gravity): Gravity
Distance to Sewer Line: On Site
Comments: Sewer line transects site

Natural Gas Provider: Chester Co. Natural Gas
Natural Gas Line Diameter: 6 inch/15.2 cm
Natural Gas Proximity: Available
Comments: 4" and 6" lines on S boundary

Primary Electricity Provider: Duke Energy
Alt. Energy Provider
Comments:

Telecom Provider: Tru Vista Telecomm.
Fiber Optics Provider: Tru Vista Telecomm.
Cable Provider: Tru Vista Telecomm.

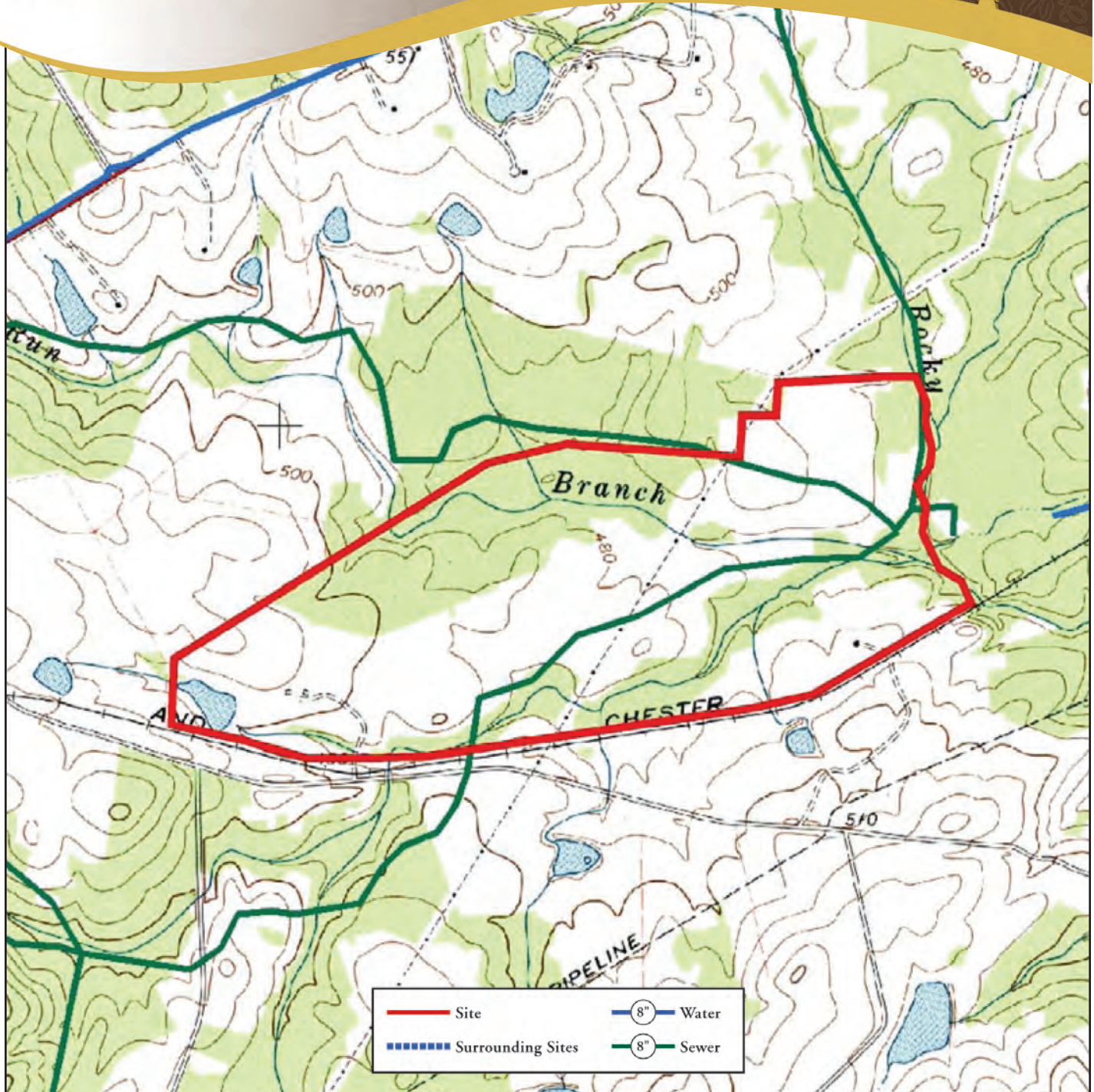
Fire Department: Chester City Fire Dept.
Distance to Fire Dept.: 3.4 miles/5.4 km
Fire Dept. ISO Rating: 4

Contact

Chester County Office of Economic Development
525 College Place, Suite A
Chester, SC 29706
803.377.1216
ChooseChester.com

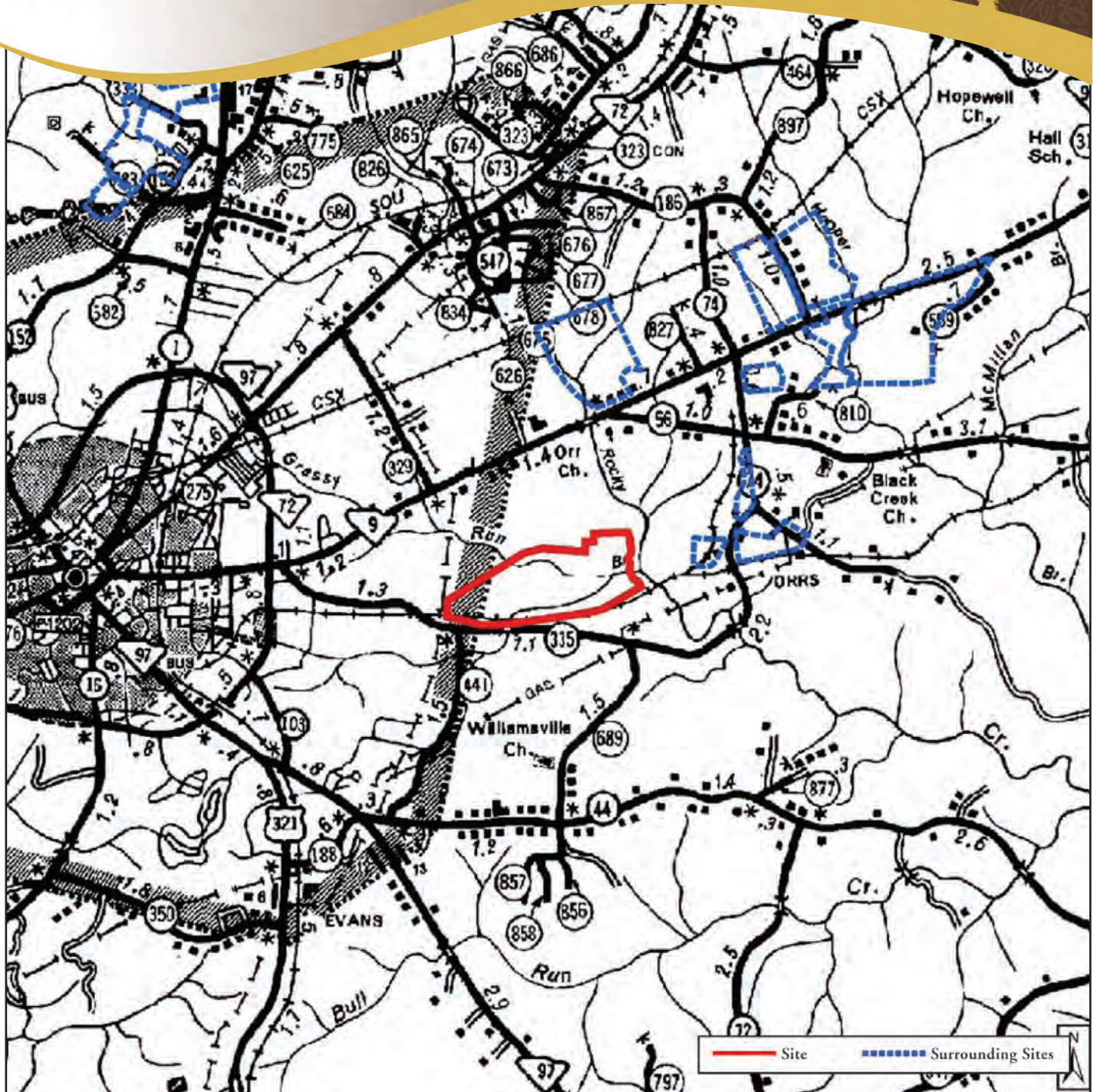
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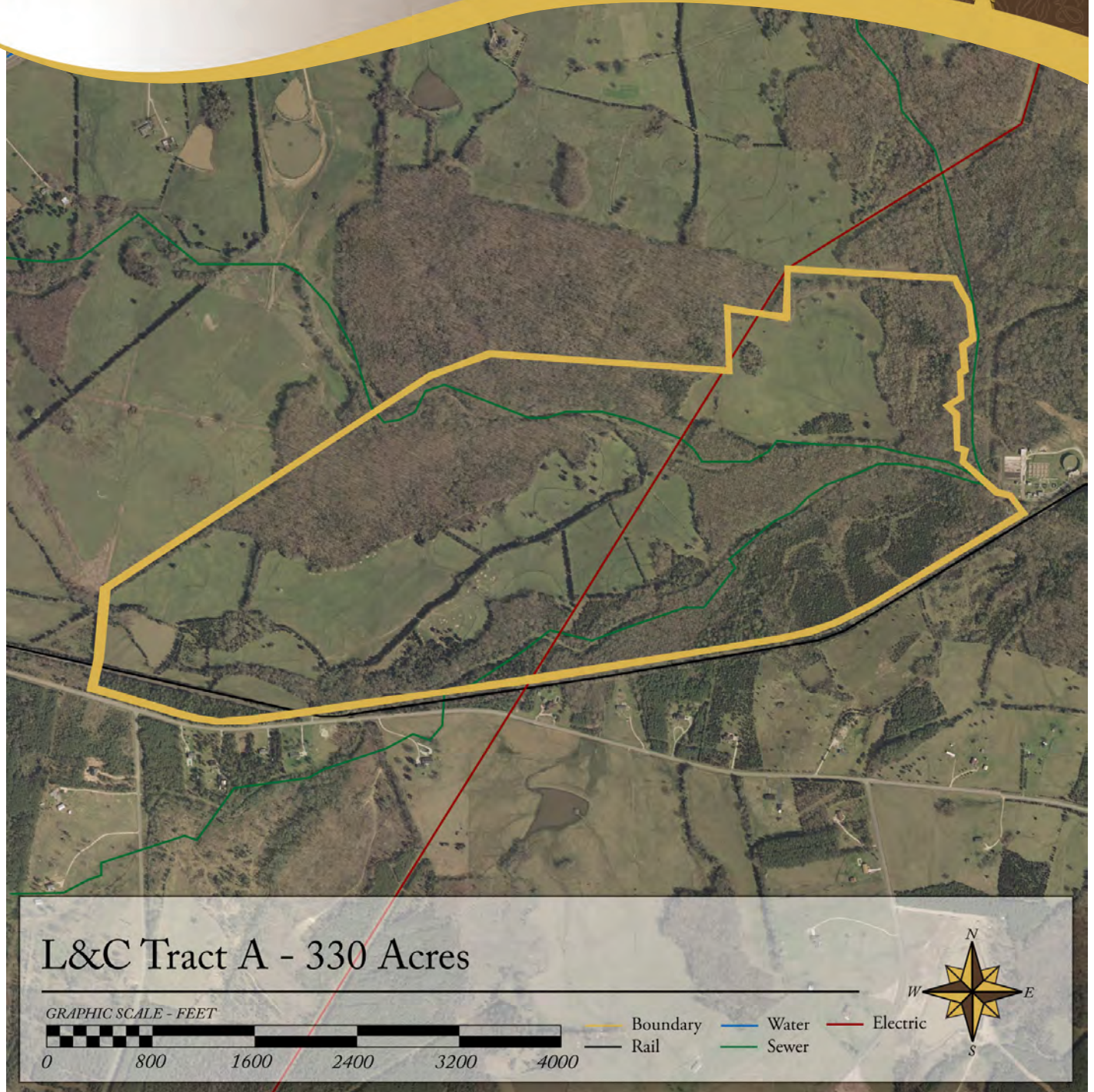
Utilities and Services





Transportation Map and Surrounding Sites





Aerial View

