

**Location**

Address:  
 City: Trenton  
 State: South Carolina  
 ZIP Code: 29847  
 County: Edgefield  
 Tax Map ID: 173-00-02-016

**Sale/Lease Information**

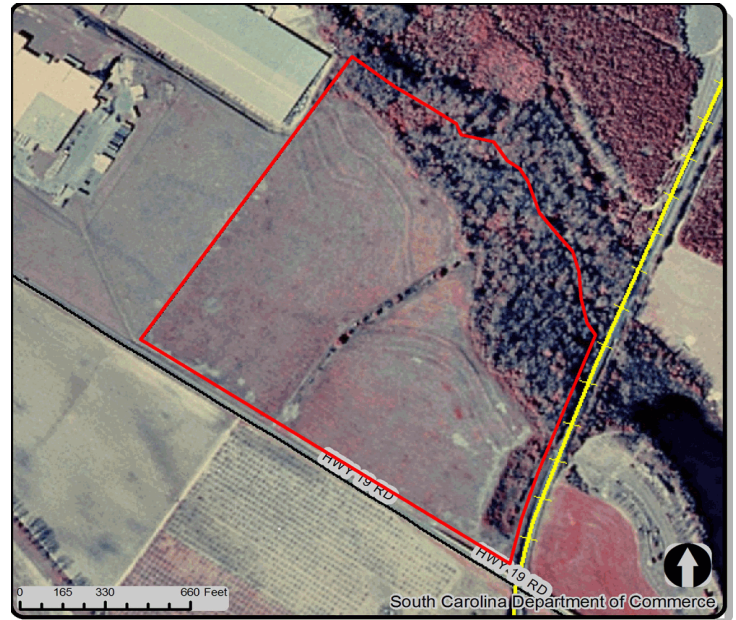
Sale: \$10,000.00 per ac  
 \$24,710.50 per ha  
 Lease: Not available for lease  
 Subdividable: Yes

**Property Information**

Site or Park: Site  
 Subject Property Size: 47.00 ac/19.02 ha  
 Additional Property Available:  
 Max. Available for Purchase: 47.00 ac/19.02 ha  
 Min. Available for Purchase: 24.00 ac/9.71 ha  
 Certified Property:  
 Zoning Description: None  
 Surrounding Landuse: Industrial, Commercial, Agricultural  
 Current Landuse of Property: Agricultural  
 Minimum Elevation: 577.00 ft/175.87 m  
 Maximum Elevation: 617.00 ft/188.06 m  
 Primary Soil Type: Sandy Loam, Loamy Sand

**Utilities/Services**

Water Service Provider: Edgefield Co W&SA  
 Water Main Diameter: 18.00 in/45.72 cm  
 Distance to Water Line: 0.28 mi/0.45 km  
 Comments: Wtr line is 1500ft NW at US25/SC19 Junc  
 Sewer Service Provider:  
 Sewer Main Diameter: 16.00 in/40.64 cm  
 Sewer Type (Force or Gravity): Force Main  
 Distance to Sewer Line: 0.29 mi/0.47 km  
 Comments: Swr line is 1500ft NW at US25/SC19 Junc  
 Natural Gas Provider: SC Electric & Gas  
 Natural Gas Line Diameter: 4.00 in/10.16 cm  
 Natural Gas Proximity: Available  
 Comments: 1/4 mi from site  
 Primary Electricity Provider: South Carolina Electric & Gas Co.  
 Alt. Electricity Provider: None  
 Comments:  
 Telecom. Available: AT&T  
 Fiber Optics Available: Not Determined  
 Cable Available: Not Determined  
 Fire Department: Trenton Fire Dept.  
 Distance to Fire Department:  
 Fire Dept.'s ISO Rating: 6



**Transportation Accessibility**

Closest Interstate  
 Interstate-I-20: 9.00 mi/14.48 km  
 Closest Port  
 Charleston: 145.00 mi/233.31 km  
 Closest Rail Line  
 Norfolk Southern:  
 Rail Access: 0.15 mi/0.24 km  
 Closest Commercial Airport  
 Augusta Regional: 28.00 mi/45.05 km  
 Closest Civil Airport  
 Twin Lakes: 8.00 mi/12.87 km

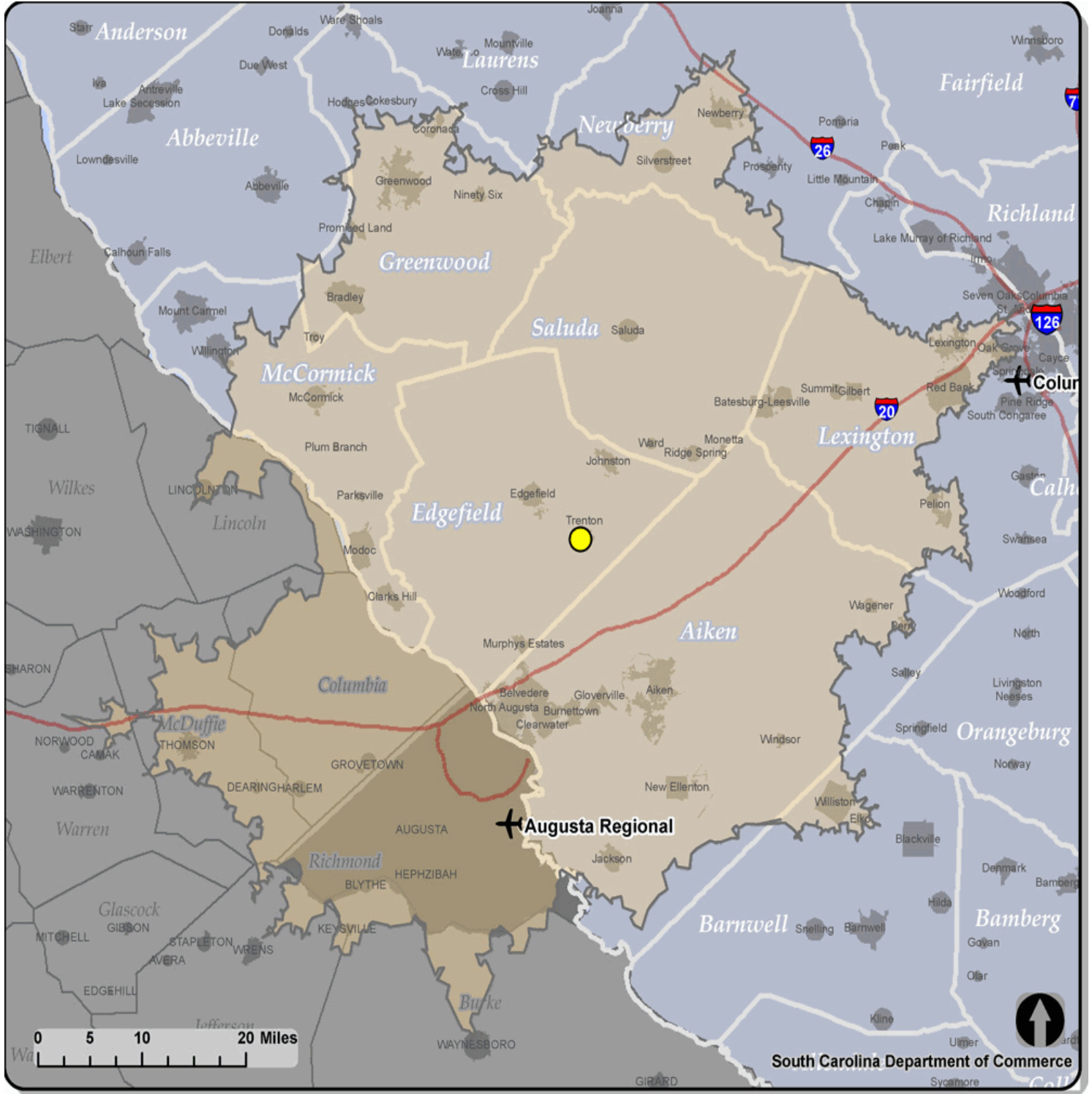
**General Information**

County Development Status: Least  
 Multicounty Property: No  
 Related Counties: None  
 Per Capita Income for County: \$23,157  
 Avg. Hourly Wage for County: \$11.58  
 Subject Property Inside City Limits: Yes  
 School District: Edgefield  
 Tax District: Edgefield County  
 Census Tract: 45037970400  
 Housing Units in Tract (2000 Census): 1,093  
 Census Tract Pop. (2000 Census): 3,015

**Comments**

1600' of Hwy frontage, 900' of RR frontage (joint tract)

60 Minute Drive Time Map from Miller - Trenton Ind. Site



Note: The data represented on this flyer and its associated maps are subject to frequent changes. The South Carolina Department of Commerce does not maintain all data associated with this product and although the maps and data are believed to be fundamentally accurate, no guarantees as to their accuracy or completeness are expressed or implied.

Data sources include the following: South Carolina Department of Commerce, South Carolina's County and Regional Economic Development Agencies, Environmental Systems Research Institute, Inc. (ESRI), South Carolina Budget and Control Board, South Carolina Geodetic Survey and South Carolina Department of Natural Resources.