

# FOR SALE

18.73 ACRES NEAR I-95



4 BUFF BLVD, SUMMERTON, SC 29148

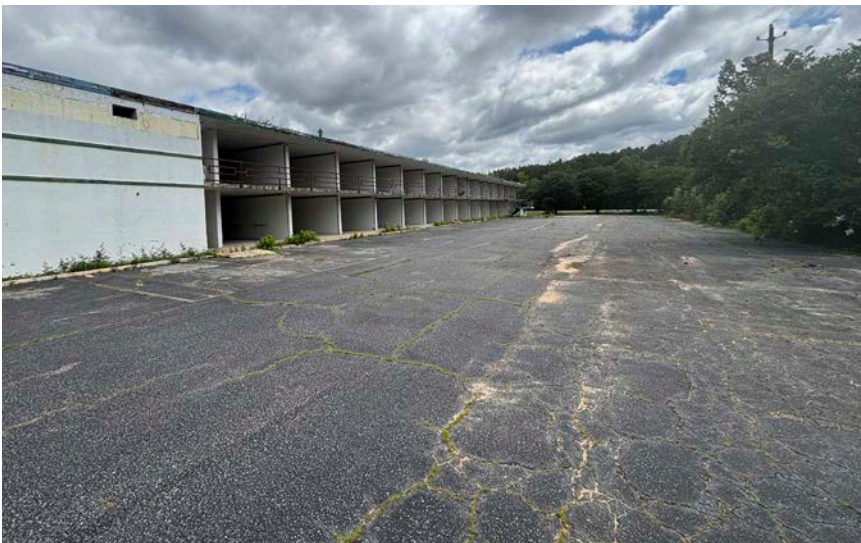
**Harbor**  
COMMERCIAL PARTNERS

4 Buff Blvd, Summerton, SC 29148

## PROPERTY DESCRIPTION

4 Buff Boulevard is a nearly 19 acre tract with three entrances onto the property. This site was formerly a 120-room Knights Inn with an approximate half acre pond as well as a former car wash which is in the process of being operational with three self serve washbays and a stand alone building.

Located at 4 Buff Road, this property boasts an exceptional location at the intersection of Buff Road (State Road S-14-102) and US-15 / US-301. The site offers excellent visibility, situated next to Lawson's Service Center, K&H Resource Center, and Cornerstone Wealth & Insurance. It sits directly across the highway from the Deluxe Inn and Backyard Barns Plus. Ideal for a variety of uses, the property is conveniently located just one mile from I-95. At the I-95 corridor is Love's Travel Stop, McDonald's, 7-Eleven and Bank of Clarendon.



## PROPERTY SPECS

LISTING PRICE	\$2,500,000
LOT SIZE	18.73 AC
TAX ID/APN	077-09-01-002-00
COUNTY	Clarendon
MUNICIPALITY	Town of Summerton
ZONING	General Commercial
UTILITIES	Available
TRAFFIC (VPD)	5,067 VPD

# PHOTOS

4 Buff Blvd, Summerton, SC 29148





# AMENITY MAP

4 Buff Blvd, Summerton, SC 29148

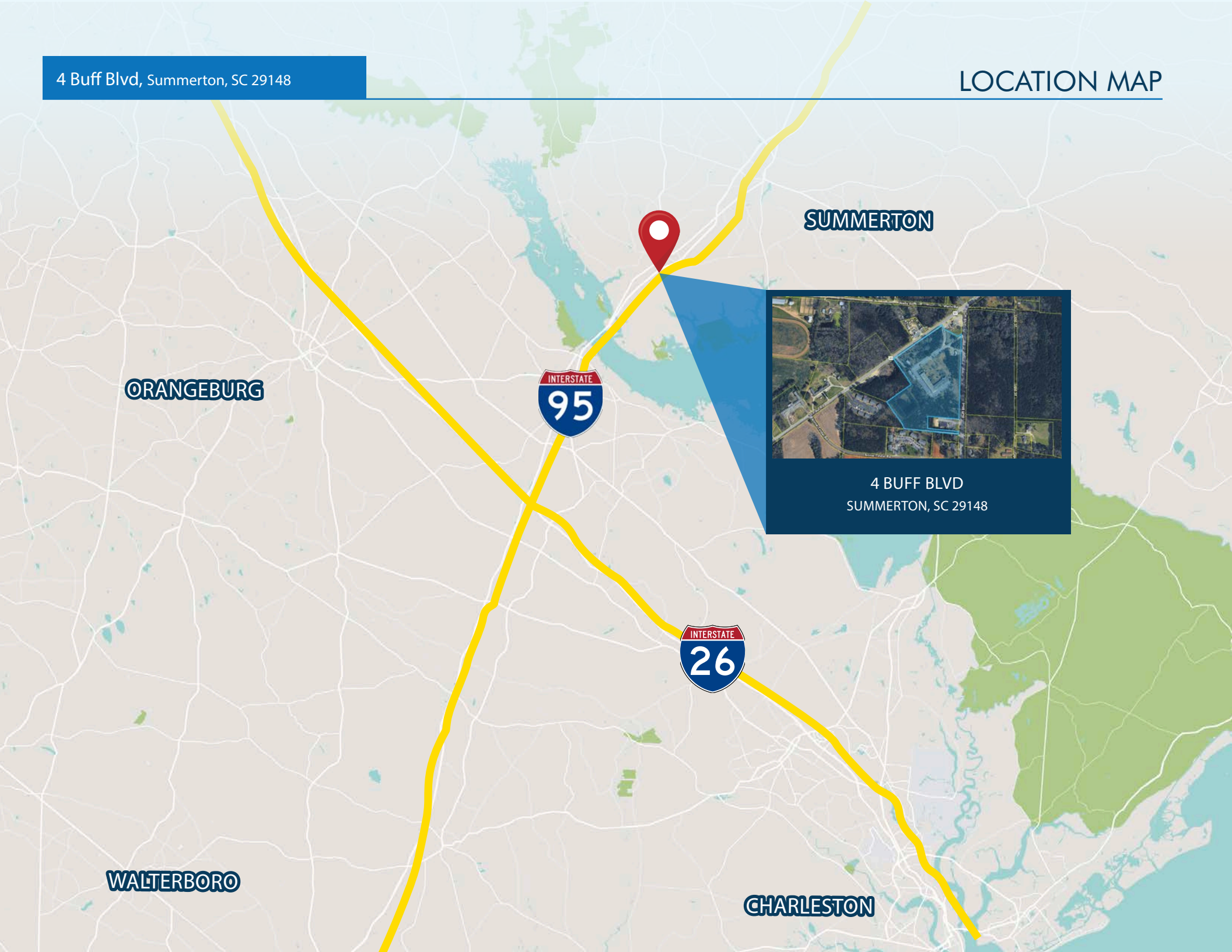
US 301 / HWY 15 / S Church St

Buff Blvd



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# LOCATION MAP



**SUMMERTON**

**ORANGEBURG**



4 BUFF BLVD  
SUMMERTON, SC 29148

**WALTERBORO**

**CHARLESTON**

# DEMOGRAPHICS

4 Buff Blvd, Summerton, SC 29148



POPULATION

One mile

Three miles

Five miles

Ten miles

754

2,117

3,427

7,457



TOTAL BUSINESSES

87

110

143

407



MEDIAN AGE

50.9

51.1

51.5

53.7



MEDIAN HOUSEHOLD INCOME

\$27,500

\$32,999

\$38,989

\$51,000



## CONTACT:

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