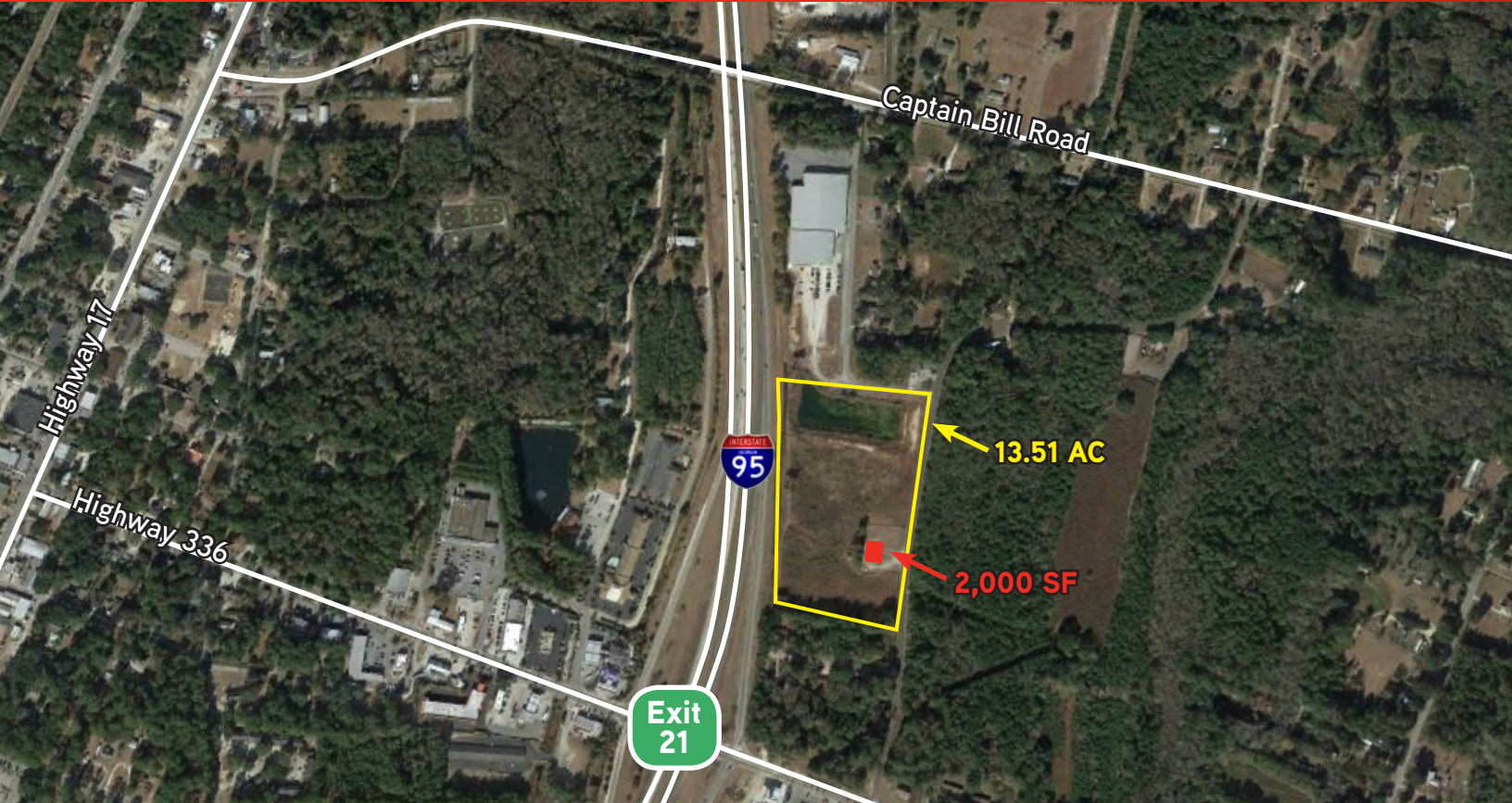


FOR SALE > ±13.51 ACRES WITH 2,000 SF INDUSTRIAL BUILDING



# 58 Firefly Drive

RIDGELAND (JASPER COUNTY), SC 29936



## Property Highlights

- > ±13.51 acres with ±2,000 SF metal industrial building
- > Land has over 1,400 feet of frontage on I-95
- > Stormwater detention pond in place
- > Fenced outside storage
- > Located in the NE Quadrant of the I-95 and Highway 336 (Exit 21) interchange in Ridgeland, South Carolina
- > Zoning - Special District: Exit 21, City of Ridgeland, permitted uses include:

Inn (up to 12 rooms), Hotel (No Room Limit), Office Building, Retail Building, Retail Building, Restaurant, Liquor Selling Establishment, Convention Center, Conference Center, Exhibition Center, Library, Live Theater, Movie Theater, Museum, Outdoor Auditorium, Parking Structure, Surface Park-ing Lot, Religious Assembly, Gasoline, Automobile Service, Truck Maintenance, Shopping Center, Childcare Center, Fire Sta-tion, Elementary School, Police Station, Funeral Home, Hospital, Medical Clinic, College, High School, Trade School, Light Industrial Facility, Truck Depot, Laboratory Facility, Warehouse, Mini-Storage.

## Location Characteristics

- > Port of Savannah, GA: ±29 miles
- > Port of Charleston, SC: ±79 miles>
- > Augusta, GA: ±100 miles
- > Columbia, SC: ±129 miles
- > Atlanta, GA: ±273 miles

## Pricing

ASKING PRICE > \$285,000

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## Aerial



## Building Photos



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