

1315

**1315 HILL HARRELL ROAD**

1315 HILL HARRELL RD, EFFINGHAM, SC 29541

**\$1,149,000**

*150 Years*

**JOHN D WOOD & CO.**

London, Country & International Property



## 1315 HILL HARRELL ROAD

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Imagine enjoying the seclusion of 158 acres and being just minutes from the Heart of Florence or having an Exclusive Venue for Special Events!! The possibilities are endless on this amazing property with approx. 20 cleared acres and pathways that lead to so much wildlife and a stocked pond with brim and bass on approx. 1 acre complete with a concrete dock. The metal warehouse is 50 x 120 with a metal roof on a 6" concrete slab that includes a 16 x 50 finished room in the back and a 20 x 10.5 roll up door on the front along with a lean to covered shelter on the side. Separate from the warehouse is another covered shelter.

**Heating - Fuel Type: Other**

**\$1,149,000**



County water has been run all the way to the warehouse along with power by Duke Energy. No septic tanks have been installed. Ask about partial OWNER FINANCING!!



