

Conservation Opportunity
Lake Blalock Tract
±201 Acres



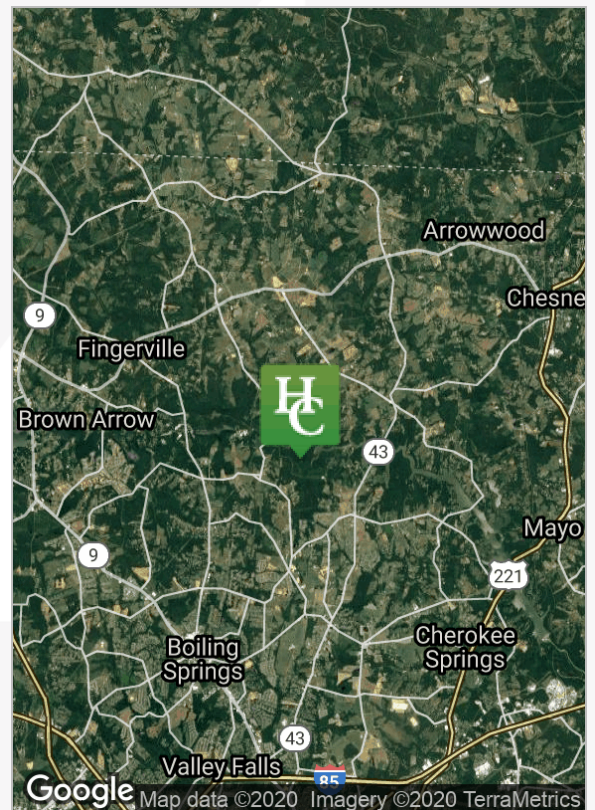
Drone Footage Available: <https://vimeo.com/316547856>

Lake Blalock Tract

Oakmont Street
Chesnee, South Carolina 29323

Property Highlights

- Premier opportunity for Turkey, Large Mouth Bass, & Deer
- Multiple Managed Food Plots in Place
- Asking Price \$8,209 per Acre
- Sale Price Reduced from \$1,795,935 to \$1,650,000
- ± 10,000 Feet of Beautiful Water Frontage Centered On Lake Blalock & The Pacolet River
- Dockable River Frontage and Lake Frontage With Gorgeous Views
- Currently Unzoned Property With The Ability To Be Subdivided
- Conveniently-Located ± 6 miles from Boiling Springs (Highway 9)
- ± 13 miles From Downtown Spartanburg
- Mature Merchantable Timber of 194 Acres



For more information

Tripp Taylor

O: 336 260 5523 | C:
ttaylor@naiearlefurman.com



Property Description



SALE PRICE:	\$1,650,000
WATER FRONTAGE:	10,000± Feet
LOT SIZE:	201 Acres
APN #:	2-24-00-018.00
ZONING:	Unzoned
COUNTY:	Spartanburg

Property Overview

This property is an excellent conservation opportunity on Lake Blalock that offers tremendous opportunities to preserve a pristine piece of nature. The property share shoreline with both Site 1 and Site 2 sections of the Lake Blalock WMA. The ±201 acre site is located in a beautiful, secluded cove at the upper end of the lake and has been approved for two dock permits. A bluff overlooking the lake frontage would make an ideal site for a visitor center and is accessed by an excellent road system that runs throughout the interior of the property. With over ± 10,000 Feet of shoreline, this tract provides ample opportunities for boating, hunting, fishing, camping, and all sorts of outdoor recreation. The lake, which is located in the scenic rolling hills in the northeast corner of Spartanburg County, is a 1,105 acre reservoir fed by the Pacolet River.

Location Overview

Conveniently located ±13 miles from downtown Spartanburg & ±6 Miles from Boiling Springs (Hwy9)

Additional Photos

