

FOR SALE

Submarket: Cayce/ West Columbia

Development Sites for Sale

S. LAKE DR. | LEXINGTON, SOUTH CAROLINA 29073



Commercial development sites available in an industrial park setting with I-20 accessibility

AVAILABLE LOT DETAILS

LOT 1: ±1.0 ACRES

- ±190' of S. Lake Dr. Frontage
- Shared Curb Cut
- **PRICE: \$300,000**

LOT 2: ±2.92 ACRES

- ±240' S. Lake Dr. Frontage
- Dedicated Curb Cut
- **PRICE: \$225,000/AC**

S. LAKE CT. SITE: ±17.4 ACRES

- Will Sub-Divide
- Existing On-Site Retention
- Preliminary Master Plan In Place
- **PRICE: \$45,000-\$65,000/AC**

FOR MORE INFO, CONTACT

NICK STOMSKI, SIOR | Partner | nstomski@trinity-partners.com | 803.567.1447

JAKE NIDIFFER | Brokerage Associate | jnidiffer@trinity-partners.com | 803.567.1324



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Submarket: Cayce/ West Columbia

±1.0 Acre Site at S. Lake Dr.

1227 S. LAKE DR. | LEXINGTON, SOUTH CAROLINA 29073



LOT ONE DETAILS

- **OFF-SITE DETENTION**
- **TAX MAP NUMBER**
005499-05-014
- **SIZE**
Depth ±270' Rear Width: ±152'
(tapered lot shape)
- **FRONTAGE**
±190' (S. Lake Dr.)
- **ACCESS**
Shared Curb Cut
- **ZONING**
General Commercial-Unimproved
(Lexington County)
- **TRAFFIC COUNT**
24,900 VPD (S. Lake Dr.)
- **PROXIMITY TO INTERSTATE**
±0.75 Miles
- **WATER**
JMWSC
- **SEWER**
Septic (not existing)
- **PRICE**
\$300,000

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**TRINITY
PARTNERS**

FOR SALE

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±2.92 Acre Site at S. Lake Dr.

1223 S. LAKE DR. | LEXINGTON, SOUTH CAROLINA 29073



LOT TWO DETAILS

- **OFF-SITE DETENTION**
- **TAX MAP NUMBER**
005499-05-021
- **SIZE**
Depth ±270' Rear Width: ±152'
(tapered lot shape)
- **FRONTAGE**
±240' (S. Lake Dr.)
- **ACCESS**
Dedicated Curb Cut
- **ZONING**
General Commercial-Unimproved
(Lexington County)
- **TRAFFIC COUNT**
24,900 VPD (S. Lake Dr.)
- **PROXIMITY TO INTERSTATE**
±0.75 Miles
- **WATER**
JMWSC
- **SEWER**
N/A
- **PRICE**
\$225,000/ACRE

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±17.4 Acre Site at S. Lake Ct.

S. LAKE CT. | LEXINGTON, SOUTH CAROLINA 29073



S. LAKE CT. SITE DETAILS

- **PRELIMINARY MASTER PLAN & SUB-DIVISION PLAT IN PLACE**
- **EXISTING ON-SITE RETENTION**
- **TAX MAP NUMBER**
005499-05-007
- **SIZE**
17.4 Acres (will sub-divide)
- **ZONING**
ID (Intensive Development (Lexington County))
- **TRAFFIC COUNT**
24,900 VPD (S. Lake Dr.)
- **PROXIMITY TO INTERSTATE**
±0.75 Miles
- **WATER**
JMWSC
- **SEWER**
N/A
- **POWER**
Dominion Energy
- **PRICE**
\$45,000-60,000/ACRE

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Location

S. LAKE DEVELOPMENT | LEXINGTON, SC 29073



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Points of Interest

S. LAKE DEVELOPMENT | LEXINGTON, SC



AVAILABILITY DETAILS

LOT ONE: ±1.0 AC

LOT TWO: ±2.92 AC

S. LAKE CT. SITE: ±17.4 AC

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Subdivision Plan

17.4 ACRE S. LAKE CT. SITE
LEXINGTON, SC



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