



Trace Copeland
Managing Broker
Trout Land, LLC
404.488.2084
tcopeland@troutlandco.com

692.27+/- Acres **FOR SALE** Saluda County, South Carolina

\$3,254,000: \$4,700/ Ac

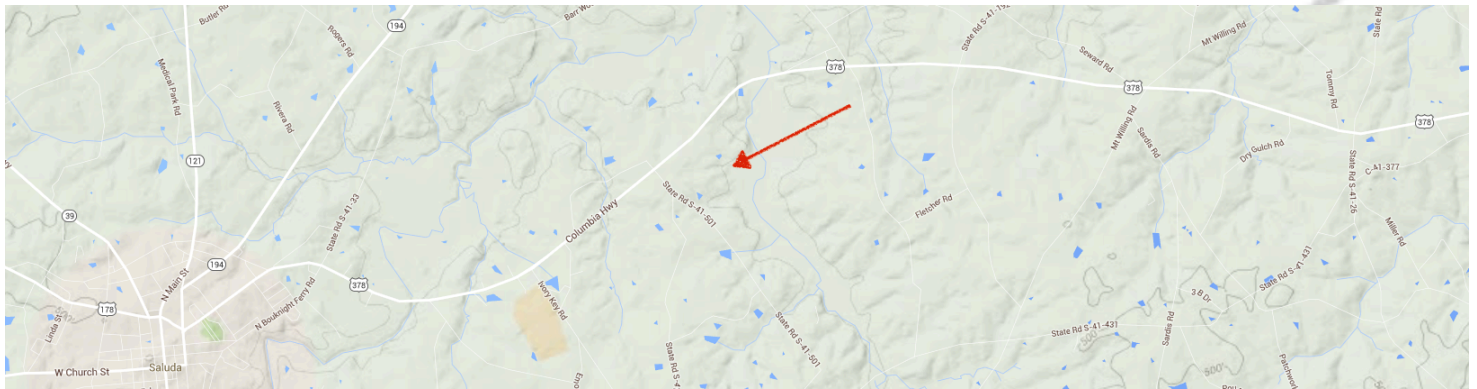
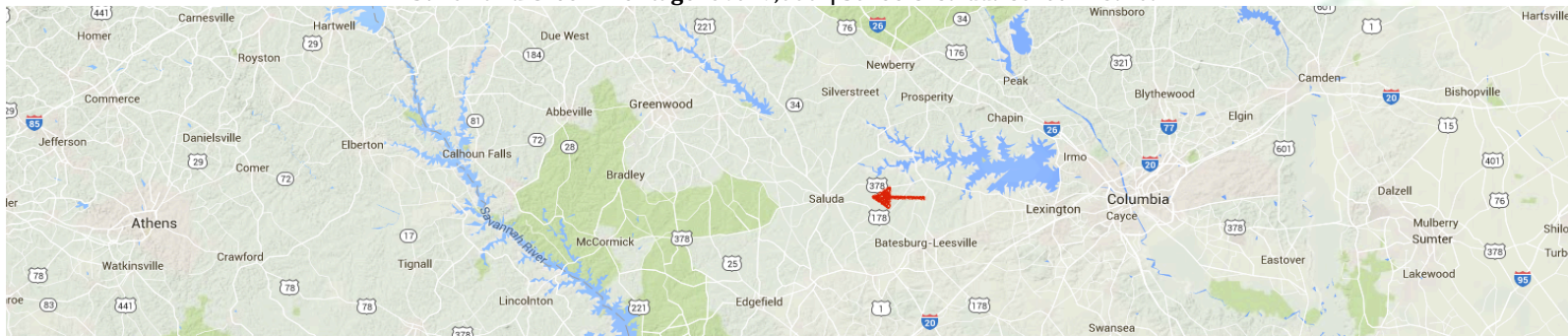
Address: 584 Boyd Branch Road - State Route S-41-501

Parcel ID's: 119-00-00-018 (434 AC), 120-00-00-016 (44 AC), 119-00-00-019 (153 AC), 119-00-00-041 (52 AC)

Current Zoning: AG | **Pasture:** 500 +/- AC | **2014 Planted Pine:** 65 +/- AC | **Hardwoods:** 83 +/- AC | **Flood Area:** 82 Ac

Over 1,300' of Road Frontage on Columbia HWY & 6,500' Road Frontage on Boyd Branch

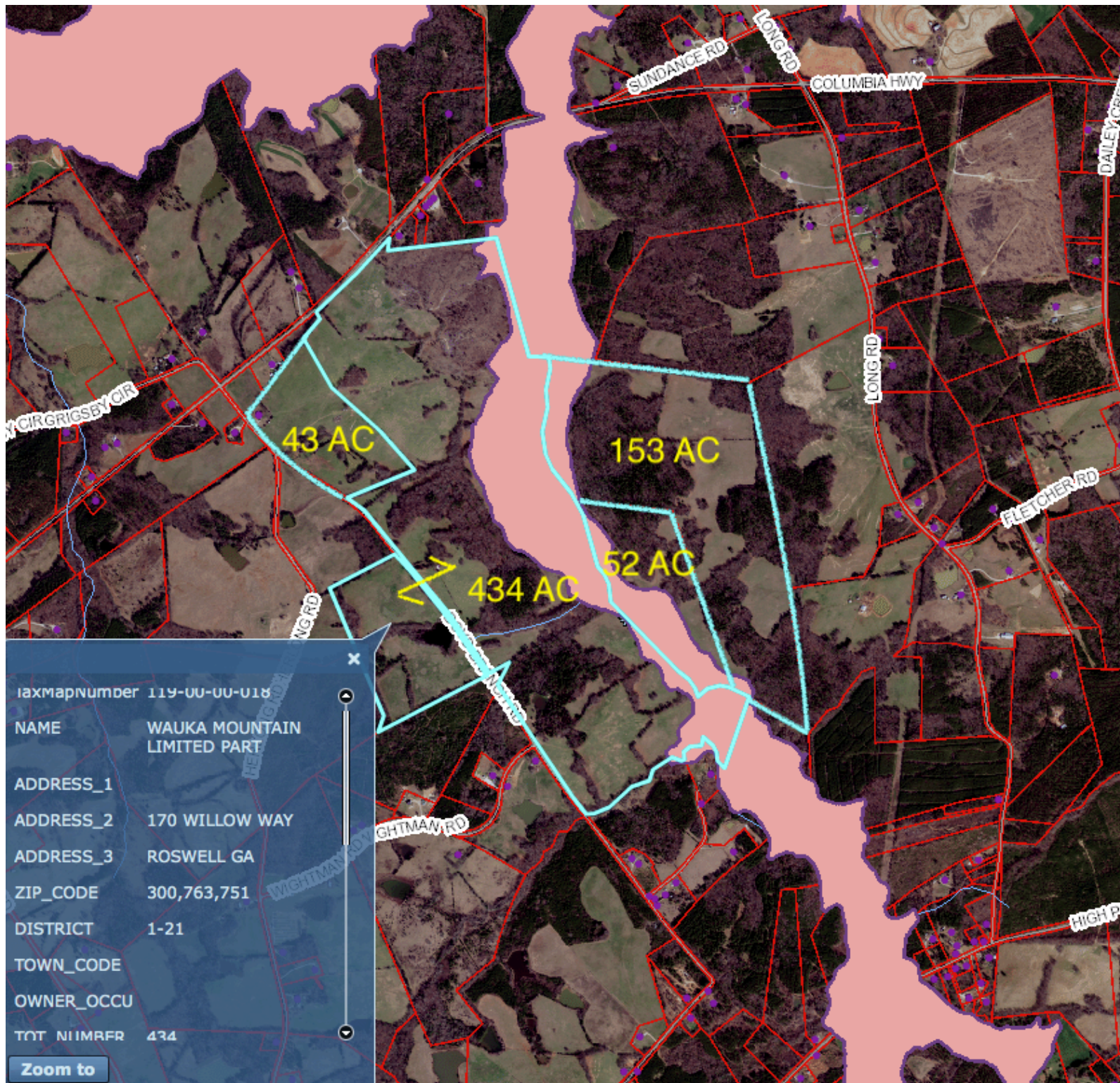
Strickland Creek Frontage :Over 9,000' | Schools: Saluda School District



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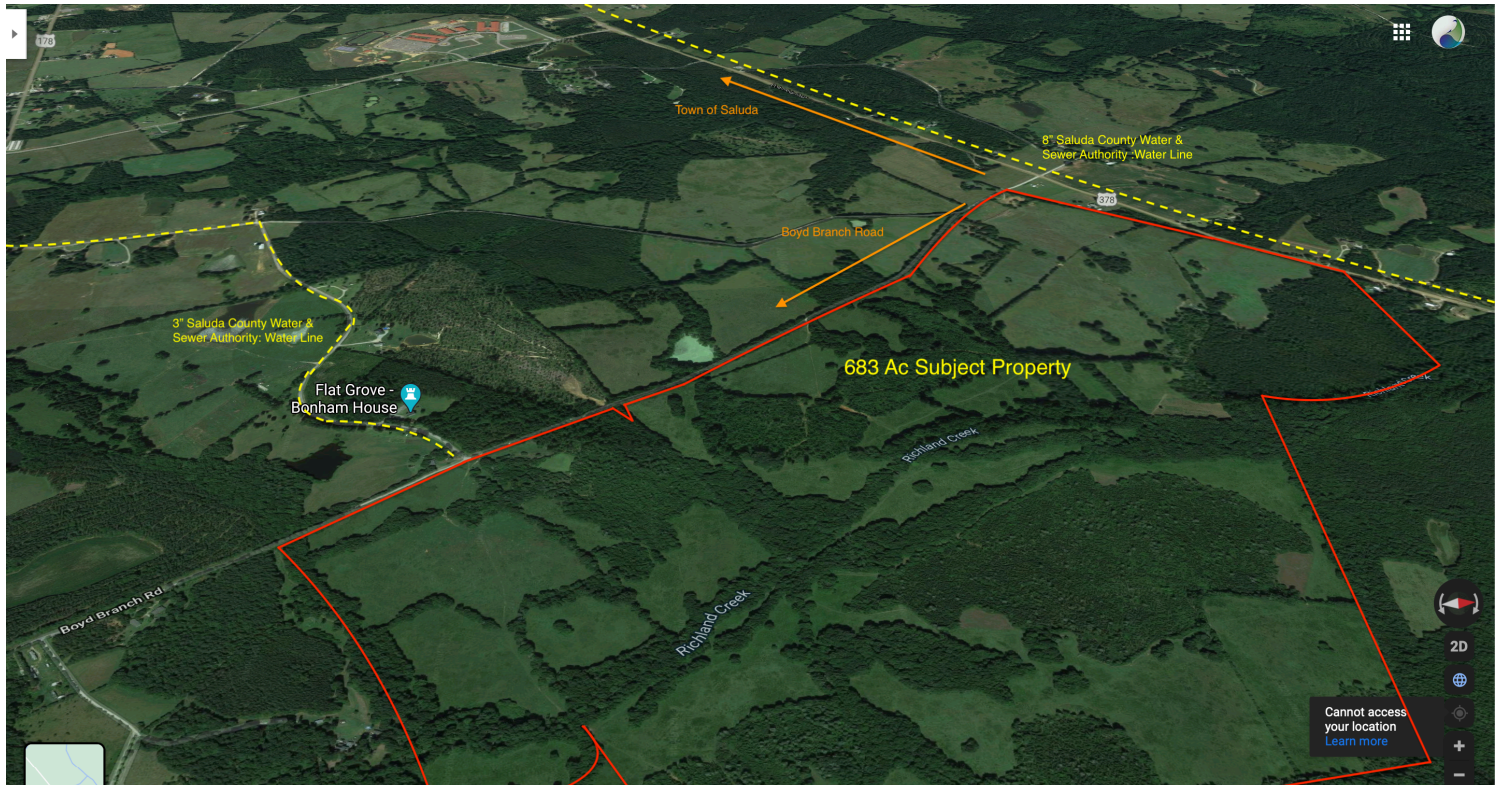
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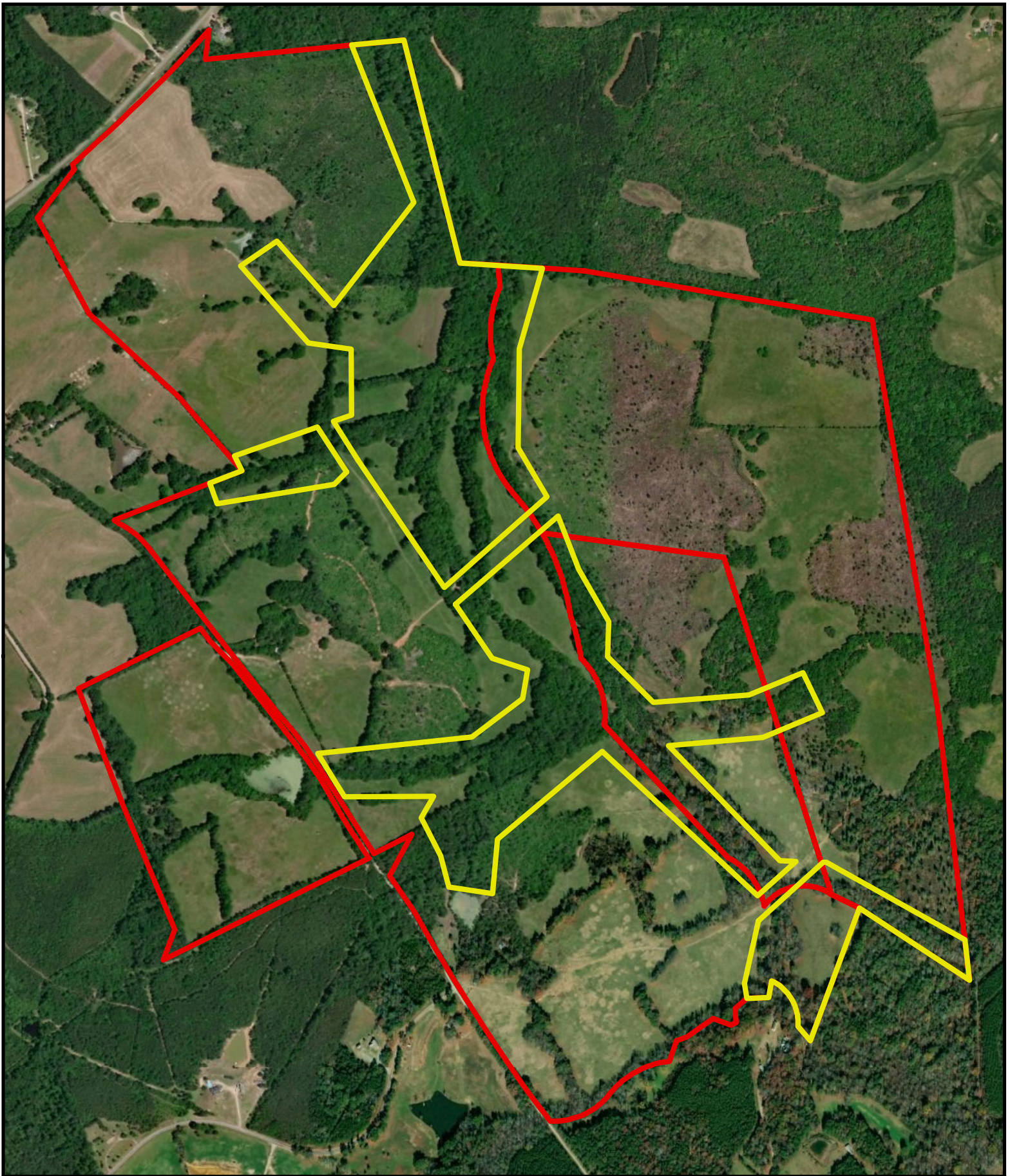
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AND
& Co.



<div>Wauka Mountain South Carolina</div> <div><div>0</div><div>550</div><div>1,100 Feet</div><div></div></div>	<div>Legend</div> <div><div></div>Potential Easement</div> <div><div></div>Wauka Mountain Parcels</div>		<div>Notes:</div>