



# Morris Creek Crossing

± 177 Acres | Fairfield County, SC



# Parcel Overview

00 Landis Road | Winnsboro, SC 29180

Fairfield County Tax Map ID: 178-00-01-028-000





# 00 Landis Road

Winnsboro, SC 29180

REEDY

## Property Highlights

- Road Frontage:  $\pm 1,980$  linear ft along Landis Road and  $\pm 2,477$  ft along Kennedy Road
- Topography: Rolling
- Zoning: Agriculture
- Utilities: Power and water
- Tree Makeup: Managed timber predominately planted trees
- Schools: Kelly Miller Elementary, Fairfield Middle, and Fairfield Central
- Best attributes: generationally managed timber, existing food plots, groomed ATV trail systems and year-round creek with established hardwoods

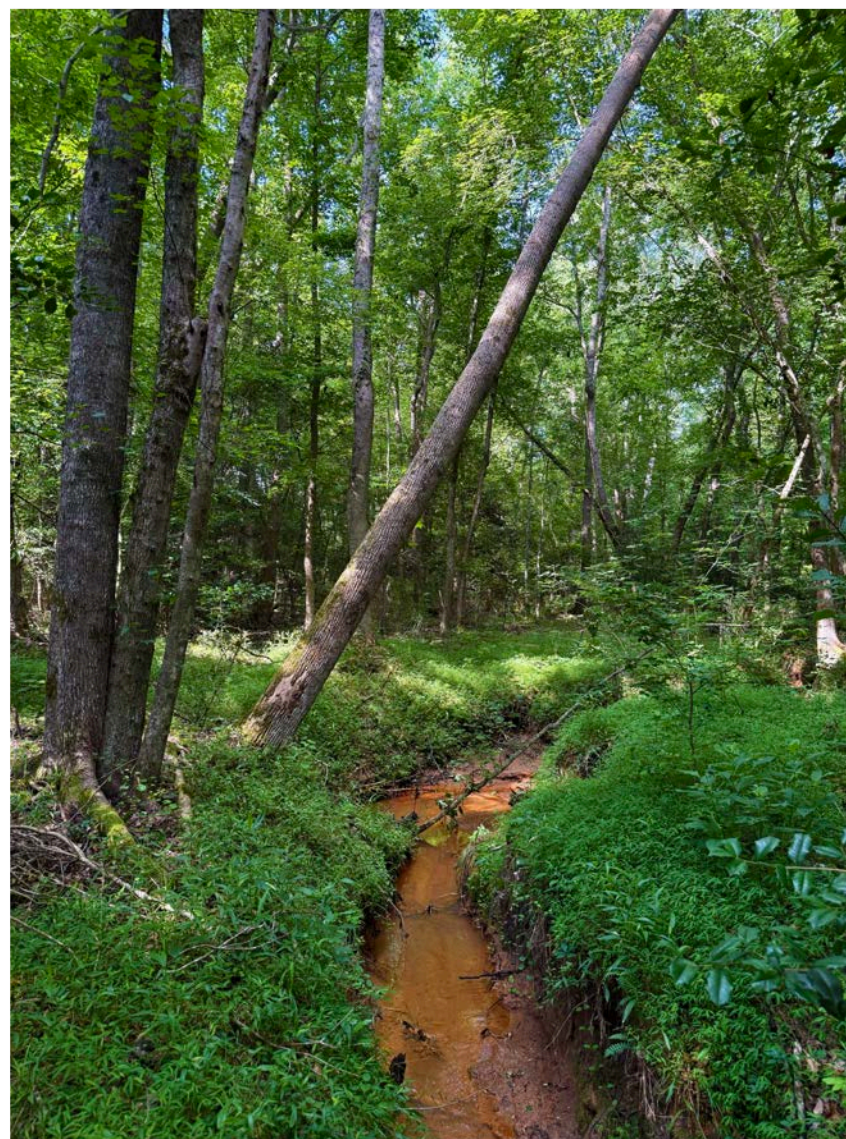
## Location Highlights

- $\pm 25$  minutes to Downtown Chapin
- $\pm 36$  minutes to Irmo
- $\pm 37$  minutes to Downtown Columbia
- $\pm 1$  hour and 30 minutes to Downtown Greenville

## Offering Summary

**Lot Size:**  $\pm 177$  Acres

**Sale Price:** \$1,100,000.00





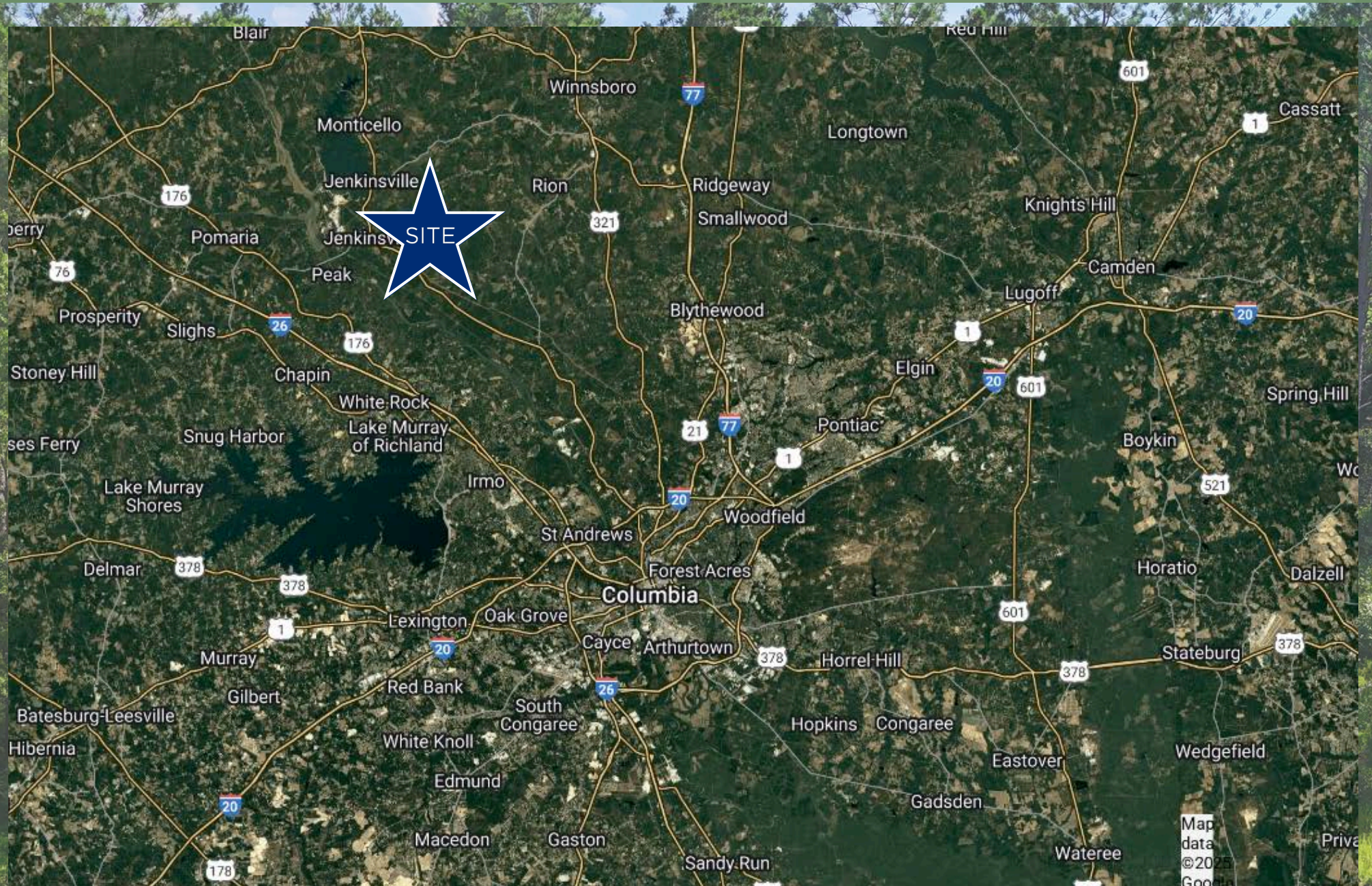
# Property Photos





# Municipality Map

Winnsboro





# Contact Info

Reedy Land Co.

# REEDY



**Gabe Grammer**

**Senior Associate**

803-205-3260

[ggrammer@reedypg.com](mailto:ggrammer@reedypg.com)

**Denton Warlick**

**Associate**

864-238-7740

[dwarlick@reedypg.com](mailto:dwarlick@reedypg.com)



**Knox Duncan**

**Senior Associate**

864-608-0029

[kduncan@reedypg.com](mailto:kduncan@reedypg.com)

**Jonathan Monts**

**Associate**

864-389-0299

[jmonts@reedypg.com](mailto:jmonts@reedypg.com)

