



ACTIVE · SET PRICE

The Wade Tract

± 73 Acres | Chester County | South Carolina | Near Wilksburg

±73 acres in Chester County SC

PRICE	PRICE / ACRE	ACREAGE
\$401,610	\$5,500	± 73

PROPERTY OVERVIEW

The Wade Tract is a well-positioned ±73.02-acre recreational and investment property in western Chester County, South Carolina, offering paved frontage and power availability along Woods Ferry Road. Located just 18 minutes from Chester and approximately 1 hour and 15 minutes from downtown Charlotte, the property provides convenient access while maintaining the privacy and character of a rural landholding. The tract features a diverse timber profile with approximately ±16.2 acres of first-thinned planted loblolly pine, ±21.7 acres of planted loblolly pine approaching thinning age, and approximately ±35 acres of natural hardwood. Brushy Fork Creek winds through the property, adding an attractive water feature and productive wildlife habitat. Deer and other wildlife are abundant, and the nearby Woods Ferry Recreation Area and more than 10,000 acres of Sumter National Forest further enhance the recreational appeal. With its combination of t...

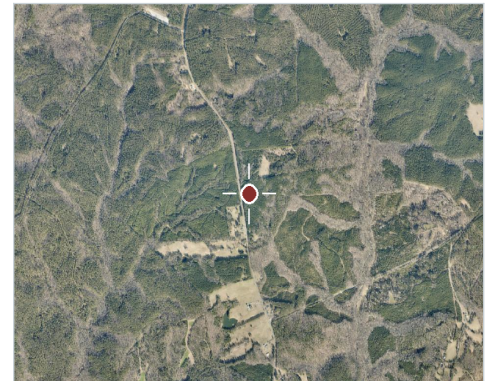
PROPERTY DETAILS

TYPE	ACCESS
Conservation (Conservation Easement)	Paved Road
UTILITIES	WATER FEATURES
Electric	Creeks / Streams
VIEWS	COUNTY TAX PARCEL IDS
Timber	020-00-00-021-000

DOCUMENTS INCLUDED

Topo Map · stand map · Location Map · Stand Map · Soils Map

LOCATION



Chester County, South Carolina



Kerry Brewer

Real Estate Salesperson, SC, GA

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Principal Broker: Bobby Sarvis (South Carolina)

SCAN TO VIEW



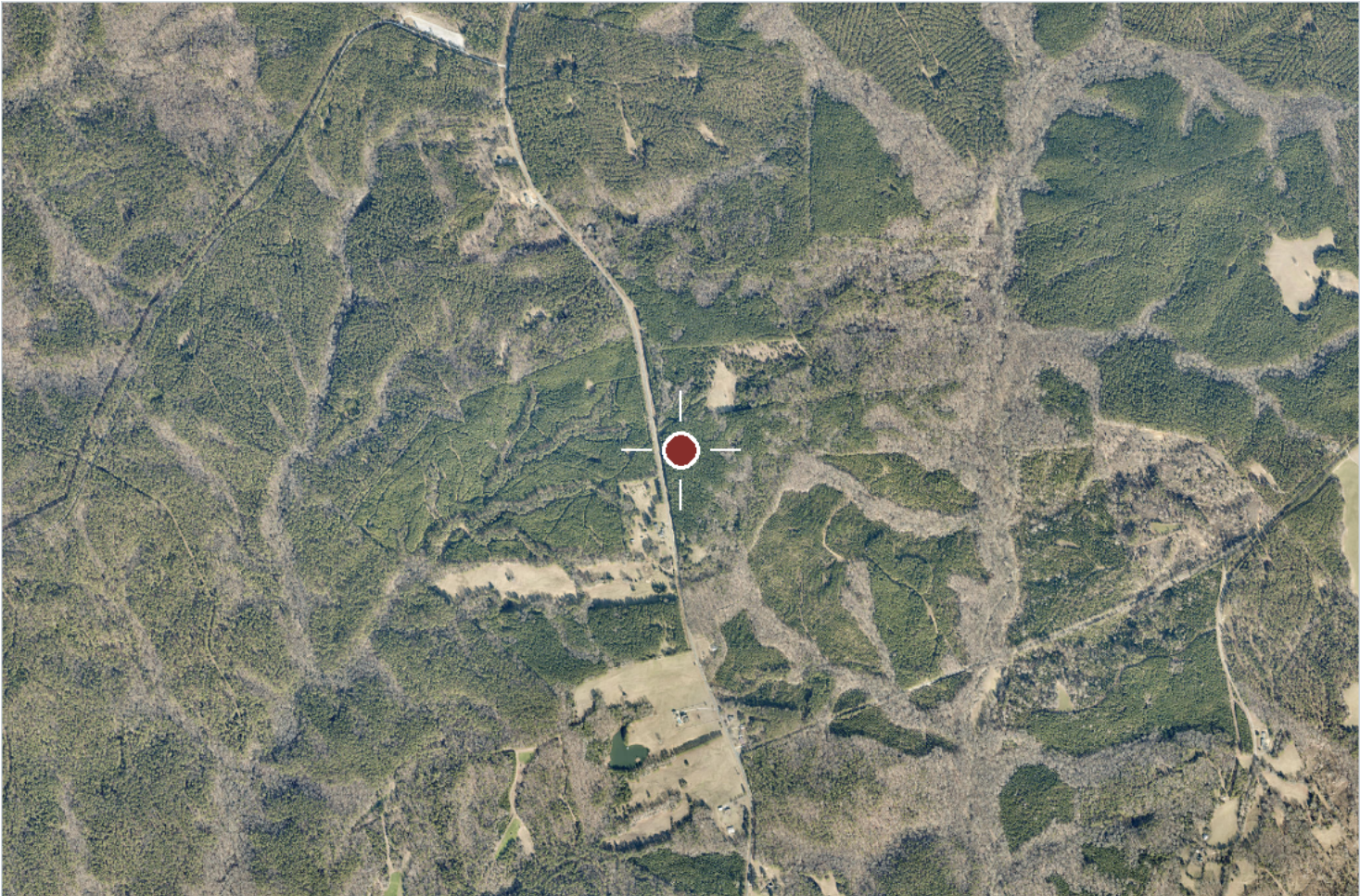
Property Photos

The Wade Tract · Chester County · South Carolina · Near Wilksburg

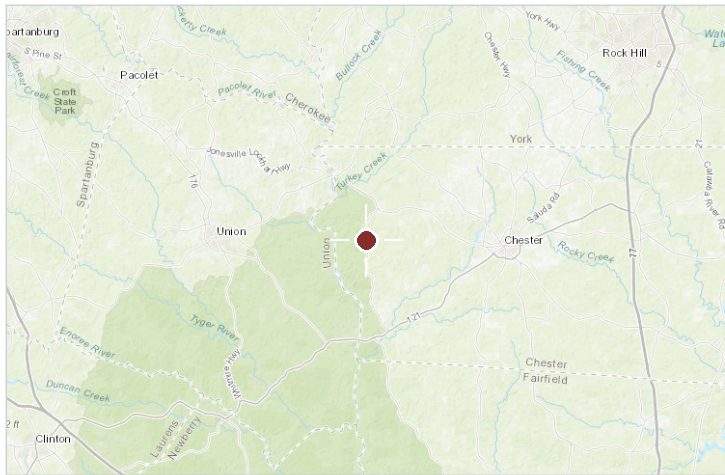


Location & Access

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Aerial imagery centred on the tract. Boundaries shown elsewhere in this package are approximate and for illustration only.



Regional locator

COUNTY & STATE
Chester County, South Carolina

NEAREST CITY
Wilksburg

APPROXIMATE CENTRE
34.71143, -81.41023

COUNTY TAX PARCEL IDS
020-00-00-021-000

INTERACTIVE MAP



<https://id.land/maps/e599528c621937bf815256e42d0329af/share>

WADE TRACT

COUNTY: CHESTER

STATE: SC

ACRES: 73

Map Scale 1 in : 1650 ft

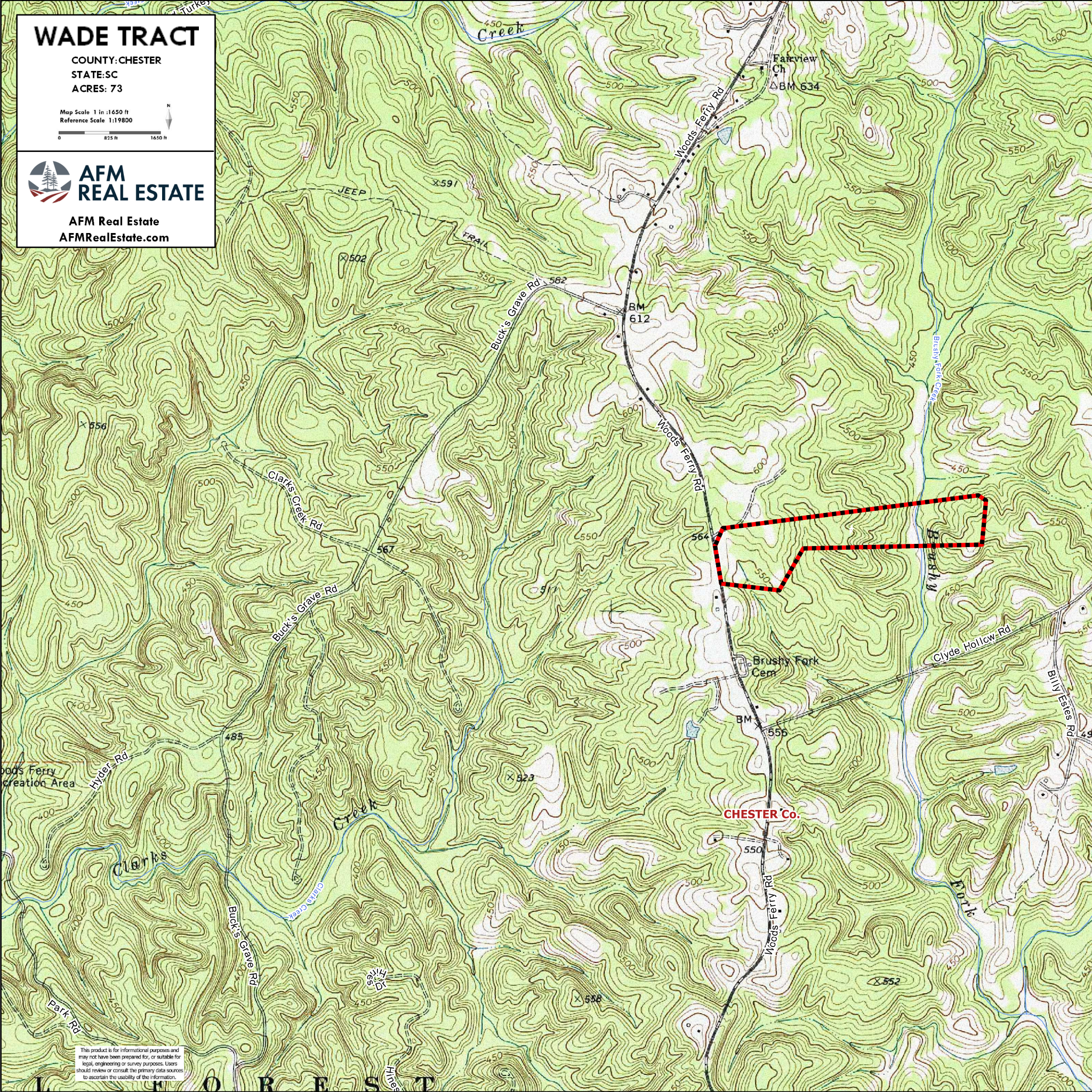
Reference Scale 1 : 19800

N

0825 ft1650 ft

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REAL ESTATE

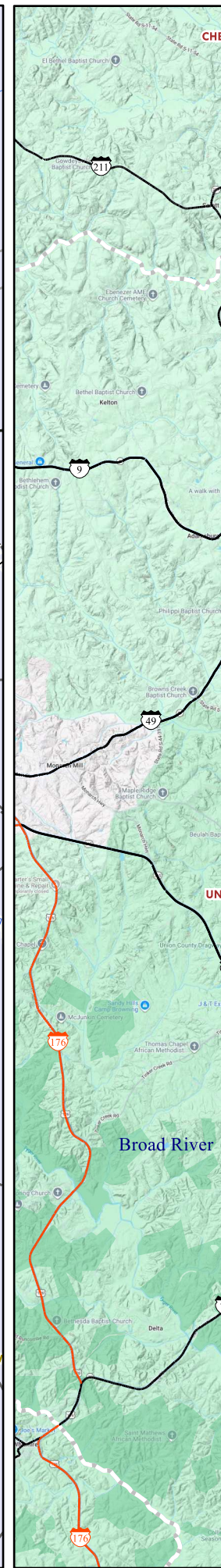
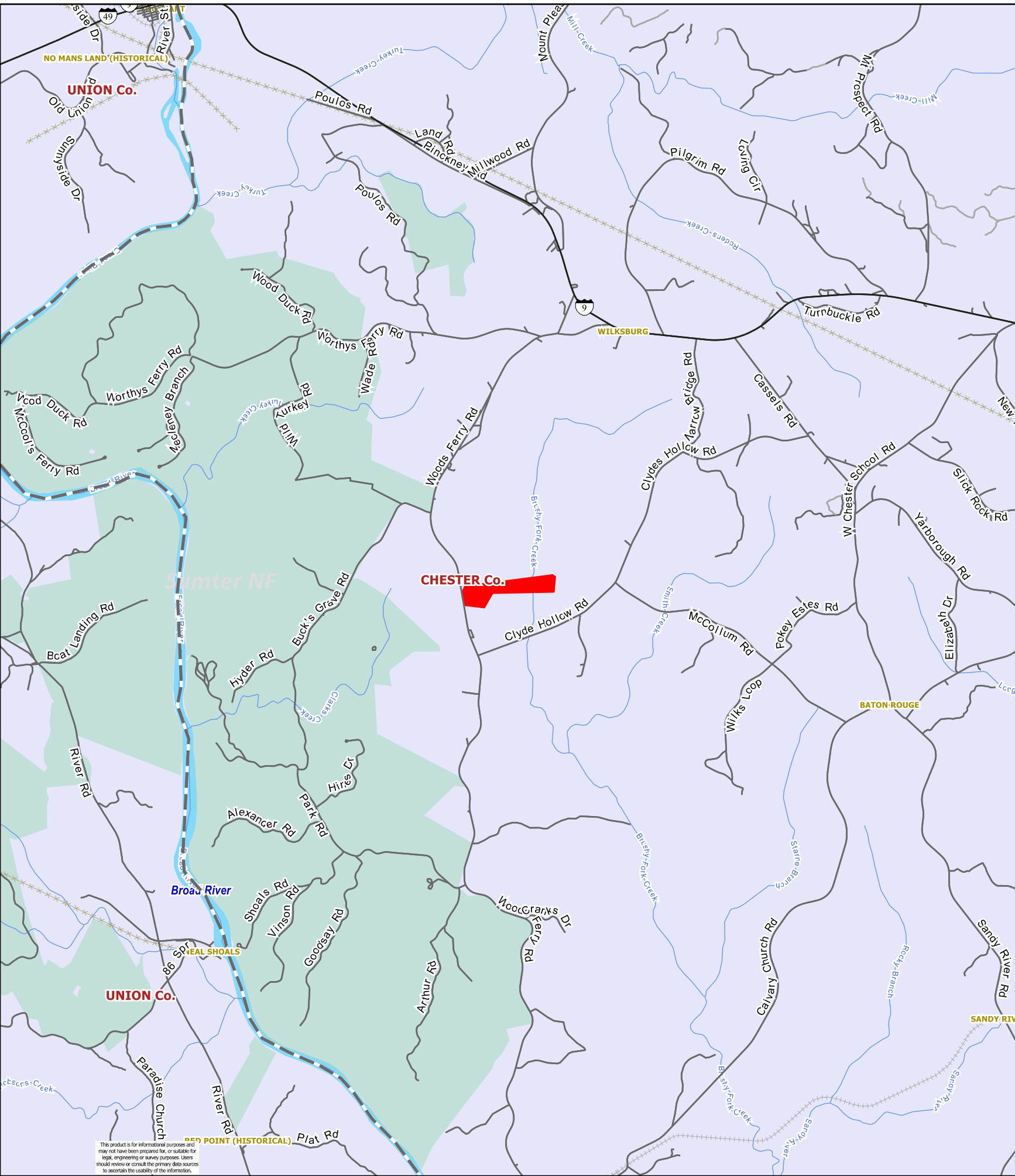
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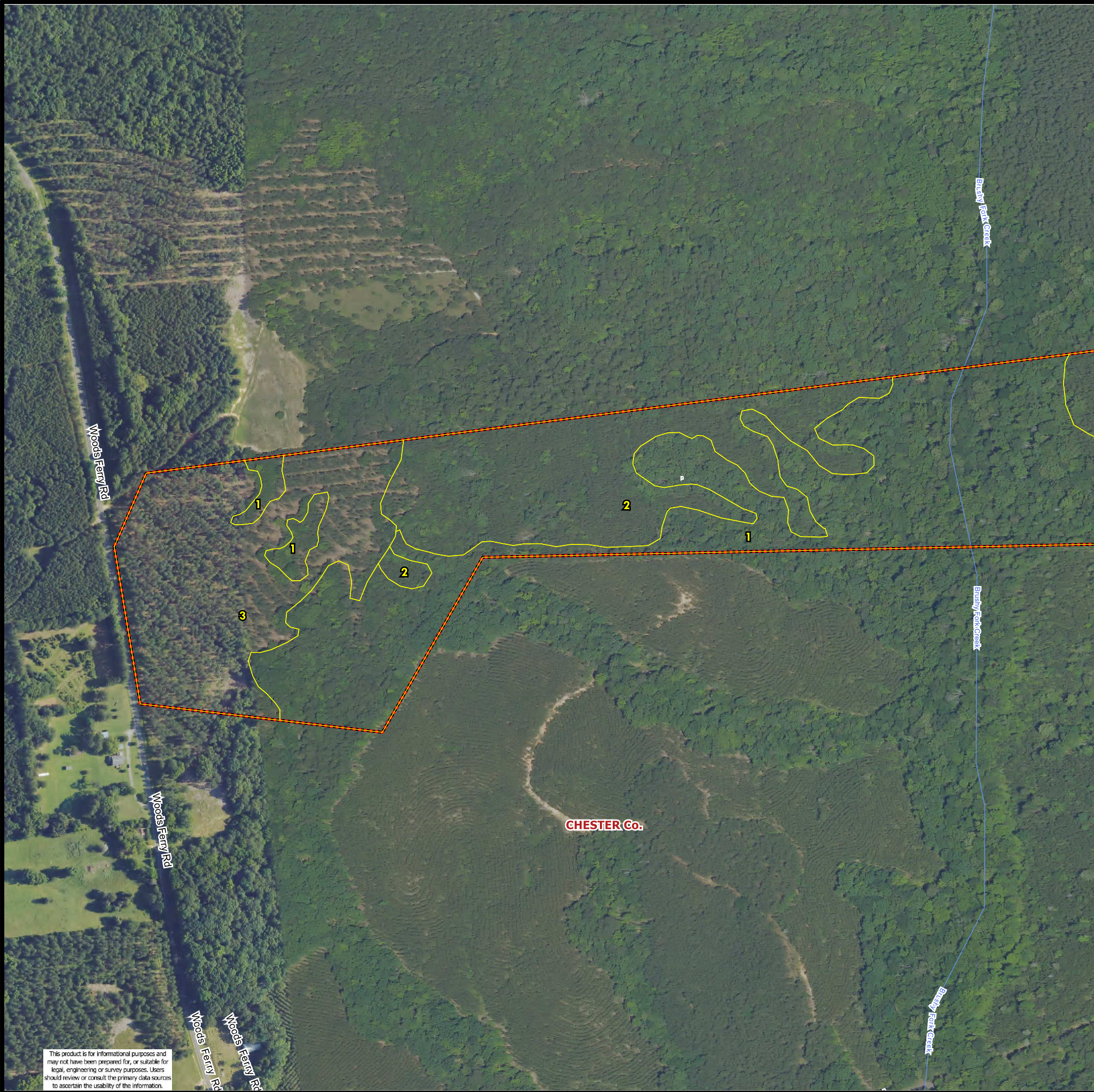
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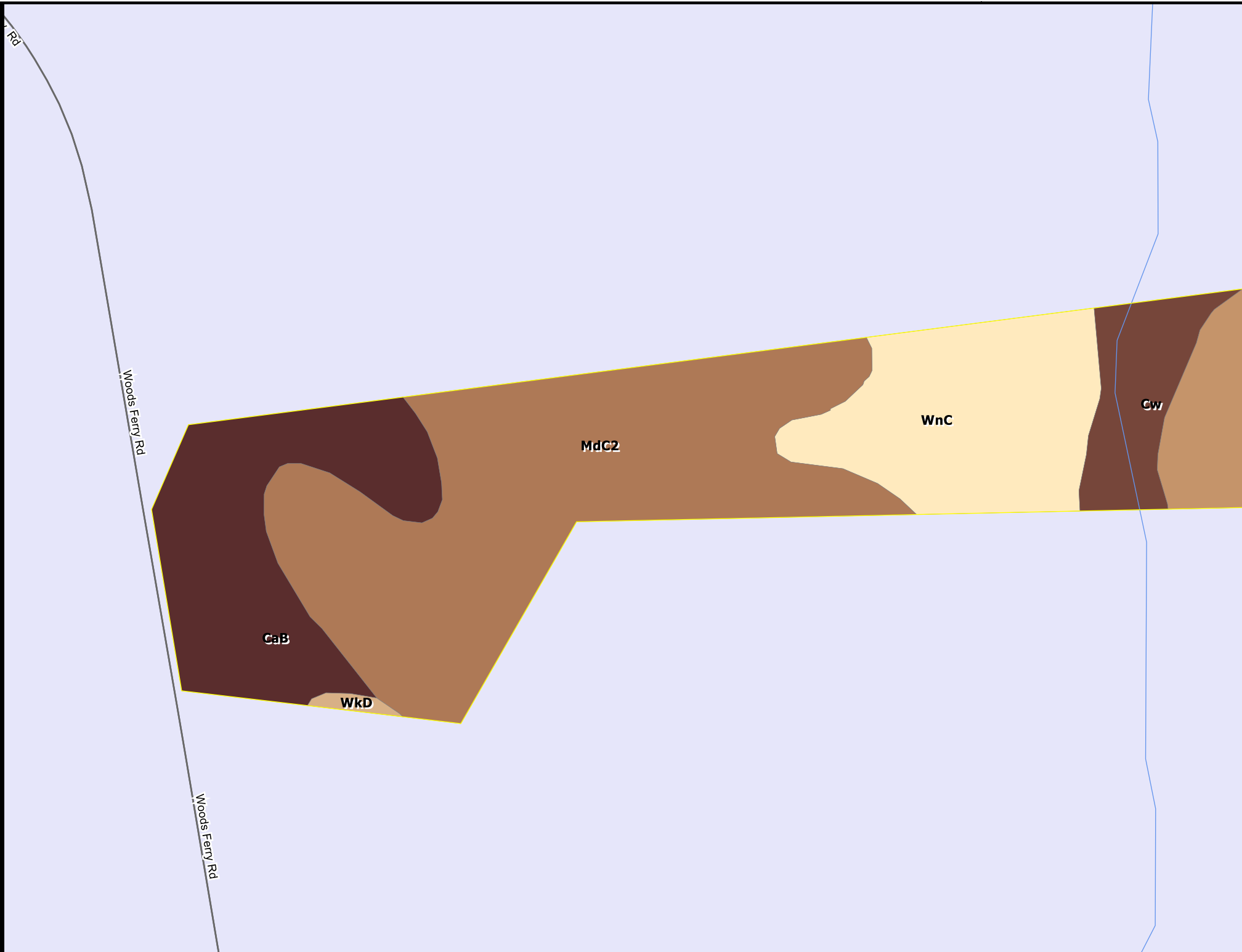


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SOIL SYMBOL	SOIL NAME	FARMLAND
CaB	Cataula sandy loam, 2 to 6 percent slopes	Farmland of statewide importance
Cw	Chewacla loam	Prime farmland if drained and either protected from flooding or not frequently fl
MaB	Madison sandy loam, 2 to 6 percent slopes	All areas are prime farmland
MdC2	Madison sandy clay loam, 6 to 10 percent slopes, eroded	Not prime farmland
WaF	Wateree-Rion complex, 15 to 40 percent slopes	Not prime farmland
WkD	Wilkes sandy loam, 6 to 15 percent slopes	Not prime farmland
WkF	Wilkes sandy loam, 15 to 40 percent slopes	Not prime farmland
WnC	Winnsboro sandy loam, 6 to 10 percent slopes	Not prime farmland