

**Sistare Track  
2790 Great Falls Hwy  
Lancaster, SC 29720**

**\$399,000**  
**33.51± Acres**  
**Lancaster County**



**Sistare Track**  
**Lancaster, SC / Lancaster County**

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**SUMMARY**

**Address**

2790 Great Falls Hwy

**City, State Zip**

Lancaster, SC 29720

**County**

Lancaster County

**Type**

Hunting Land, Recreational Land, Residential Property,  
Undeveloped Land, Timberland, Business Opportunity

**Latitude / Longitude**

34.665023 / -80.810009

**Taxes (Annually)**

\$920

**Dwelling Square Feet**

1,184

**Bedrooms / Bathrooms**

2 / 1

**Acreage**

33.51

**Price**

\$399,000



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**PROPERTY DESCRIPTION**

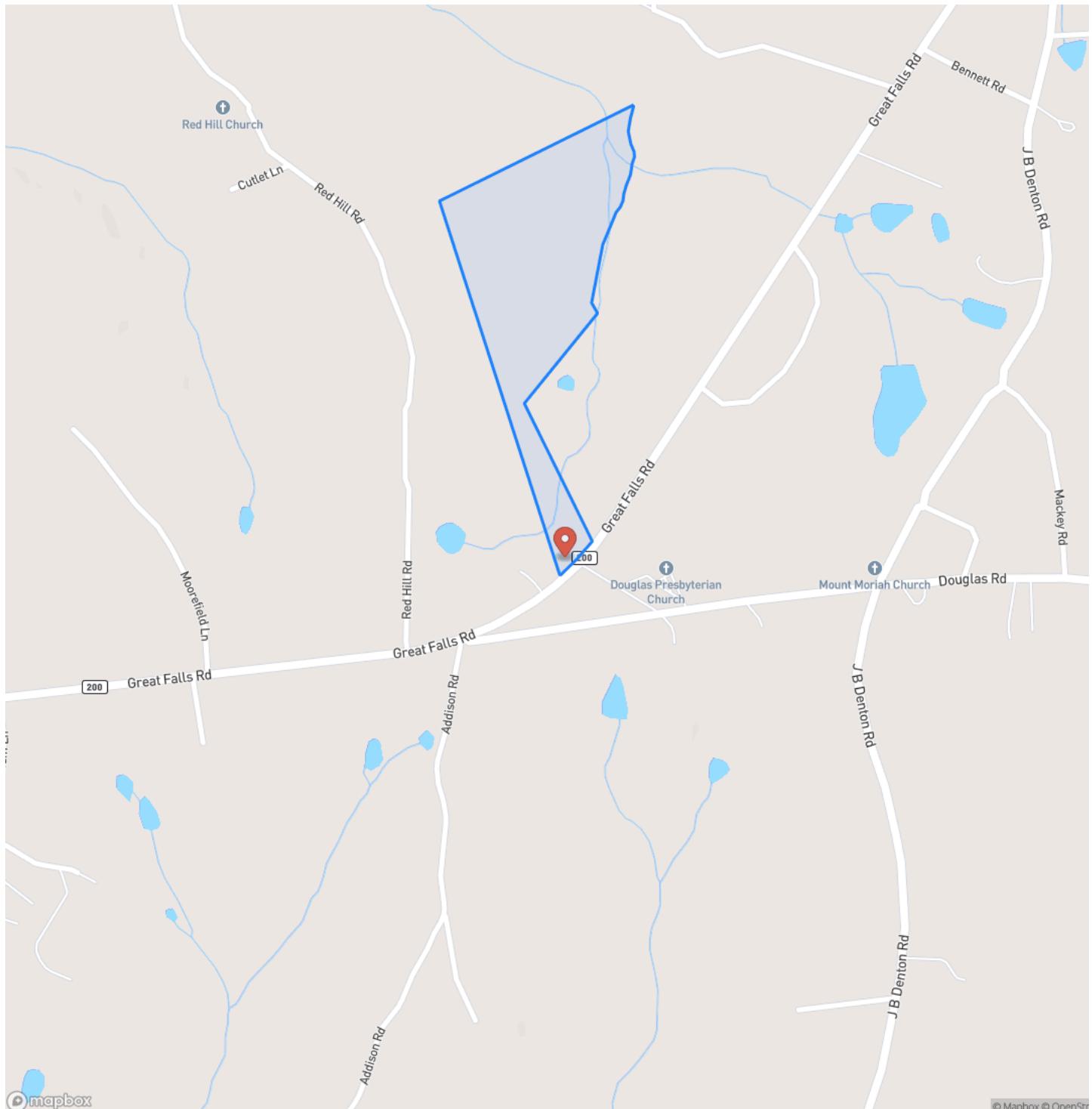
Great track of land to fulfill all your desires of land ownership. This property has a gentle topo with a slight elevation change near the backside. Multiple build sites for your home and other buildings make this property desirable. The mature canopy of hardwoods attracts a considerable population of Whitetail deer. The branch on the rear of the land encourages Whitetail deer to stay in the area. Twenty minutes to Lake Wateree, eight minutes to the new Whitewater recreation destination on the Catawba River, only 5 miles to Edgewater Golf Club, one hour to Charlotte Airport, one hour and 15 minutes to Columbia Airport, 30 minutes to Wateree State Park 14 miles to the Andrew Jackson State Park eight minutes to Lancaster South Carolina where you can find restaurants and shopping also MUSC' Medical Center Lancaster A wood frame house near the road goes with the sale. The house is currently rented.

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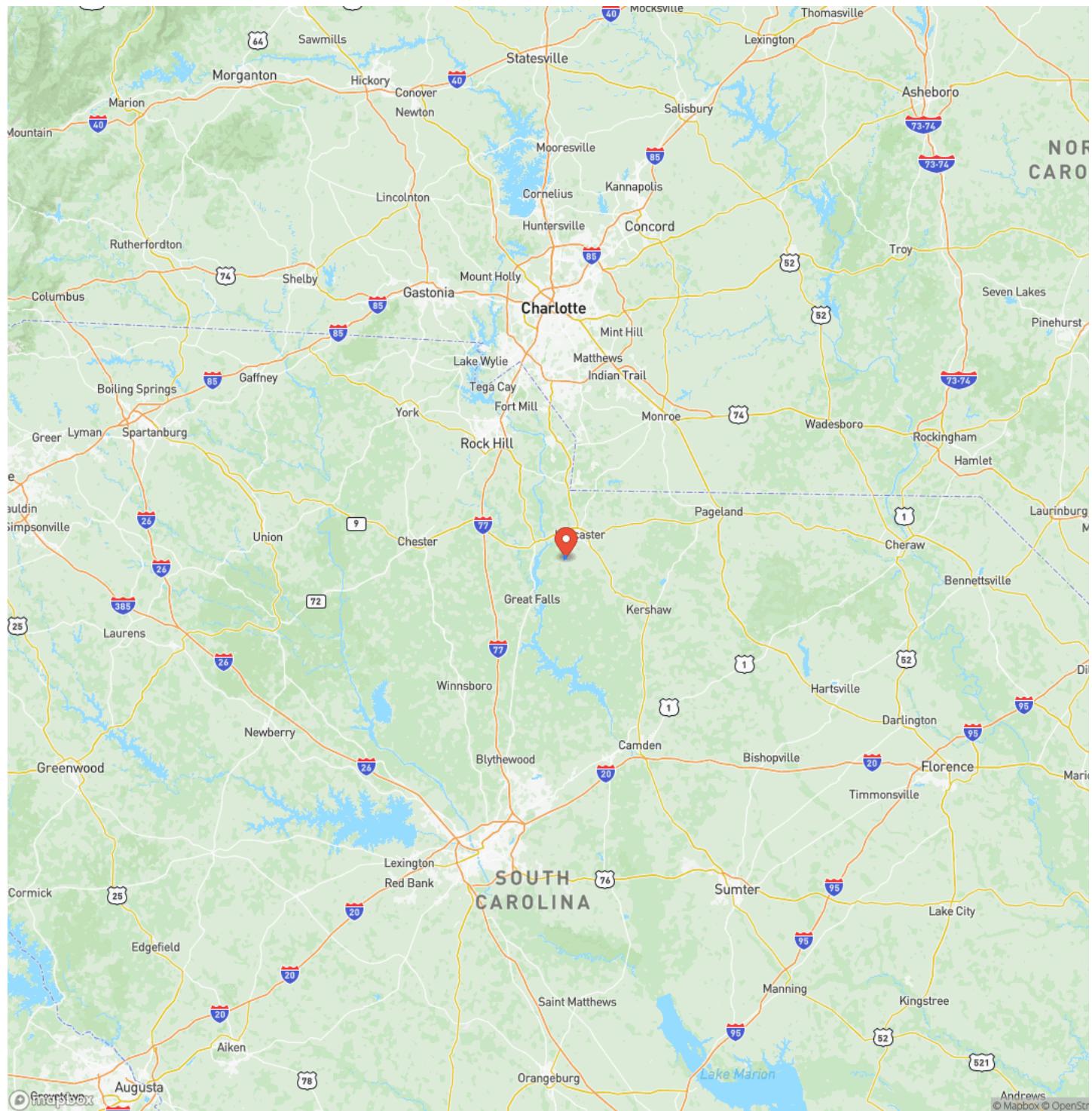
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## Locator Map



## Locator Map



## Satellite Map



**Sistare Track**  
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**LISTING REPRESENTATIVE**  
**For more information contact:**



**Representative**  
Jay Gourley  
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**Email**  
jaygourley@kw.com  
**Address**  
901 Dave Gibson Blvd.  
**City / State / Zip**  
Fort Mill, SC 29708

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**NOTES**

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## NOTES

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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**Keller Williams Connected**  
**901 Dave Gibson Blvd.**  
**Fort Mill, SC 29708**  
**(803) 835-2300**

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