

John Powell, CCIM

864.933.5773

john@southeastIP.com

www.southeastIP.com

FOR SALE

**HWY 81 N & CARDINAL
ANDERSON, SC 29621**

Property Highlights

- UP TO 4.43 ACRES AVAILABLE (WILL SUBDIVIDE)
 - ±1 acre (Triangular Shaped)
- Off site retention to maximize building footprint
- Approximately 250' highway frontage on Hwy 81 N and Cardinal Circle
- All Utilities available
- Commercial zoning
- No Restrictions
- Strong demographics
- Great visibility
- High growth corridor
- Located across from AnMed Health
- Culver's adjacent to site (Shared access on 81)

