



Fairfield County, SC
\$ 399,000 | 124 Acres

The Rockton Tract

An Investment-Grade Recreational Tract Near the Rockton and Rion Historic District

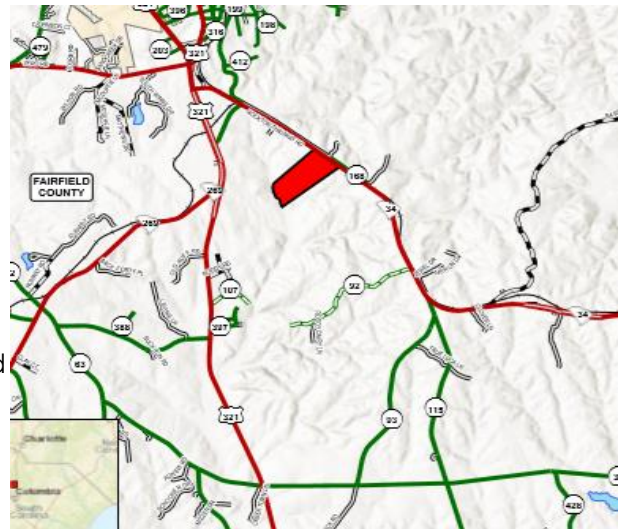
The Rockton Tract represents an outstanding timberland or recreational opportunity. Over 70 acres of well-managed and twice thinned pine plantations offer financial liquidity while providing its owner with peaceful surrounds. The remaining acreage hosts magnificent natural hardwoods with sturdy native oaks on the ridges descending to shaded bottom-lands. Little Cedar Creek borders to the south and captures water from two beautiful hardwood drains in the interior.

Satisfying the Eye and Complementing Your Portfolio

The Rockton Tract is attractively situated to insure investment performance. Frontage on SC Highway 34 and close proximity to Interstate 77 offers favorable haul distances to wood using facilities in Rock Hill, Chester, Newberry and Eastover. The well-developed internal road system contributes to timber management access. A short 30-minute drive is an appreciated commute to the for those looking for afternoon escapes from Columbia and satisfies the growing demand for recreational property within close distances to town.

Easy to Find, Difficult to Leave

The property is located on SC Hwy 34 between I-77 and Winnsboro, SC. It is just one hour from Charlotte and 30 minutes from Columbia. The convenience is incomparable. Hunt without leaving work early; home without being late for dinner.



For More Information or to
schedule a private visit,
please contact
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