

PRICE REDUCED

For Sale
±20 AC Land
Blythewood, South Carolina



10433 Wilson Blvd.
Blythewood, South Carolina

Property Features

- ±20 acres of land for sale
- Zoned RU
- 700' of frontage along Highway 21 (Wilson Blvd)
- Zoned for Blythewood schools
- Price Reduced
- Sales Price: \$680,000

CONTACT BROKER FOR MORE INFORMATION

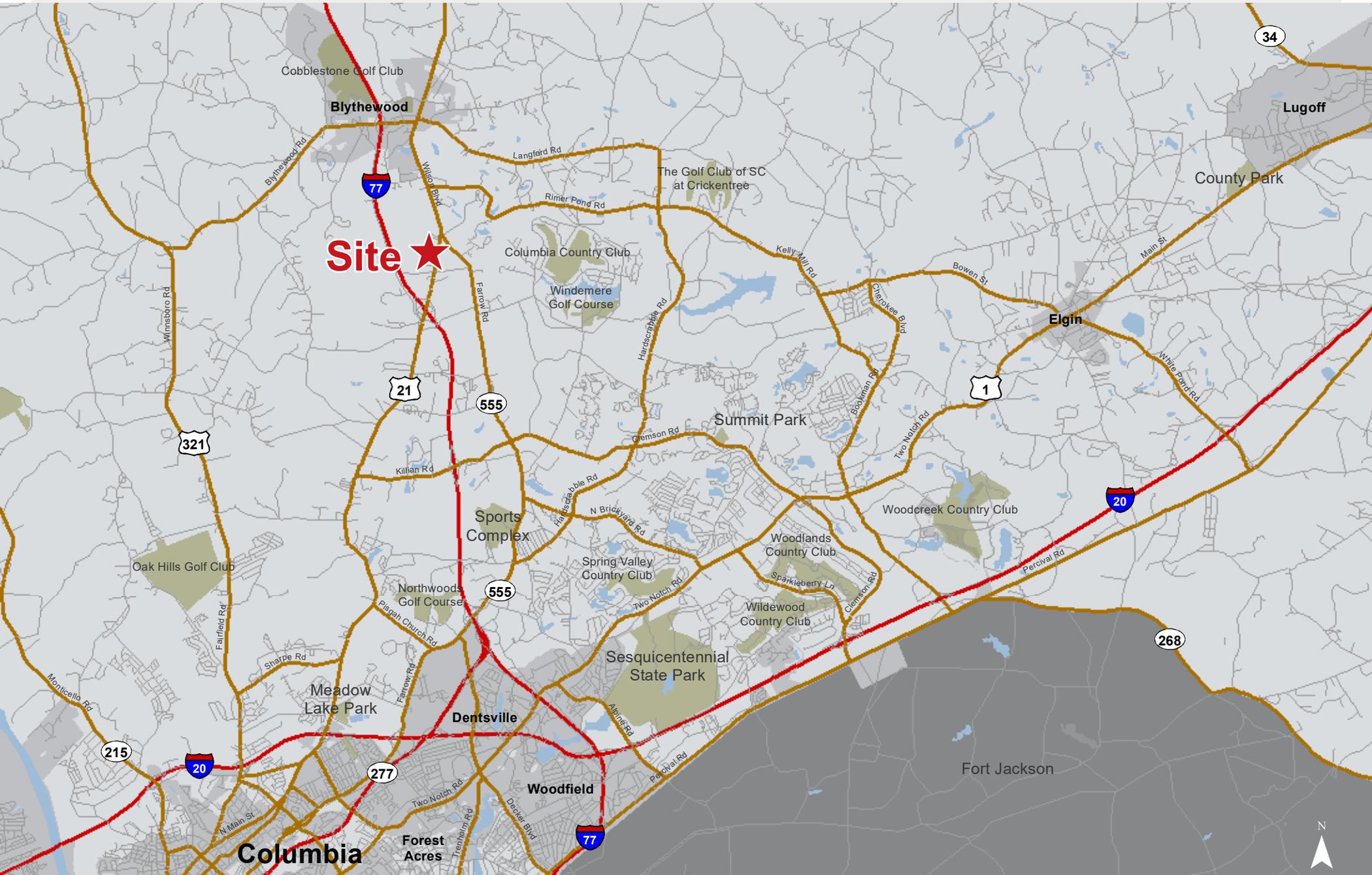
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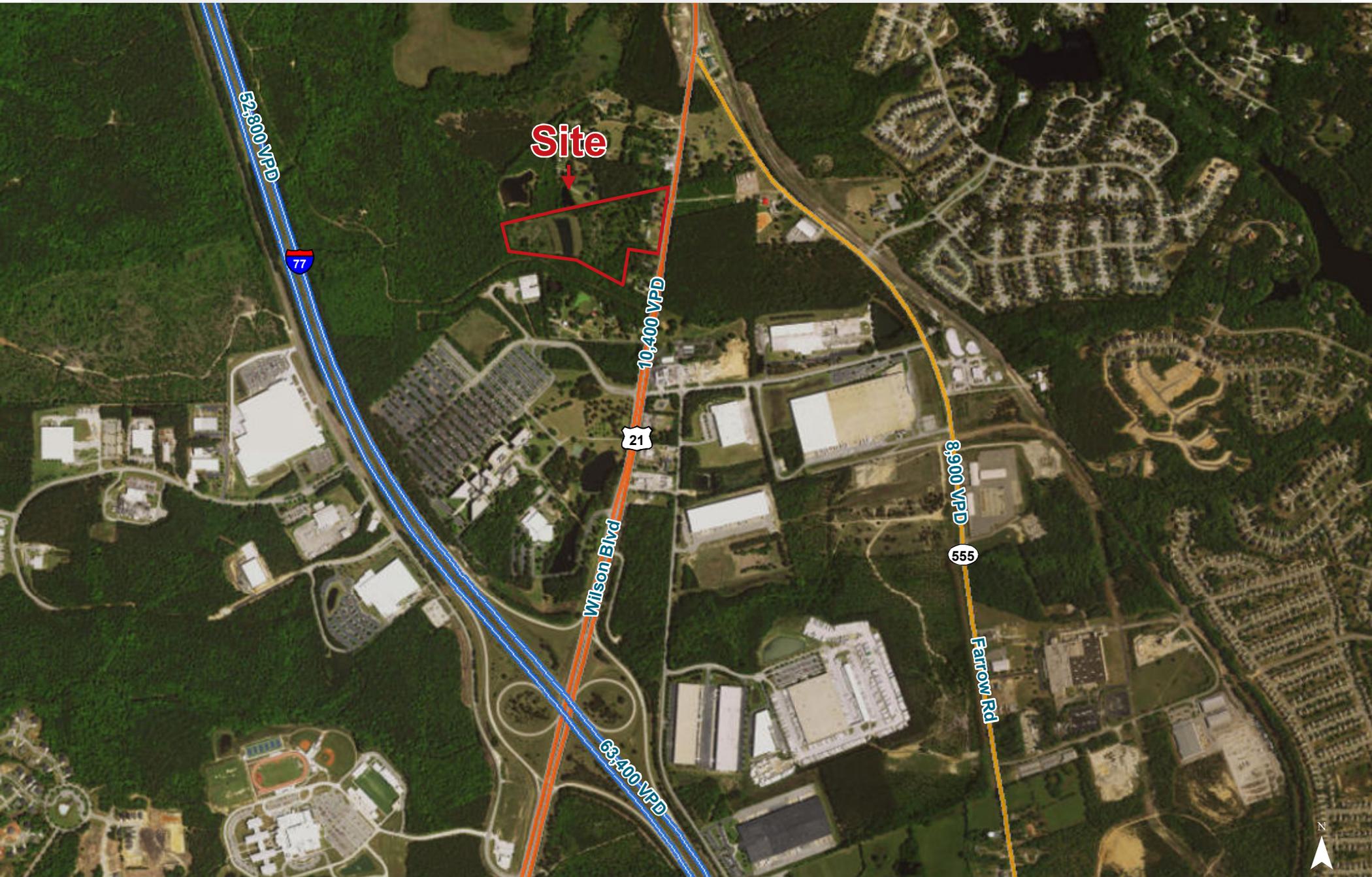
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Location



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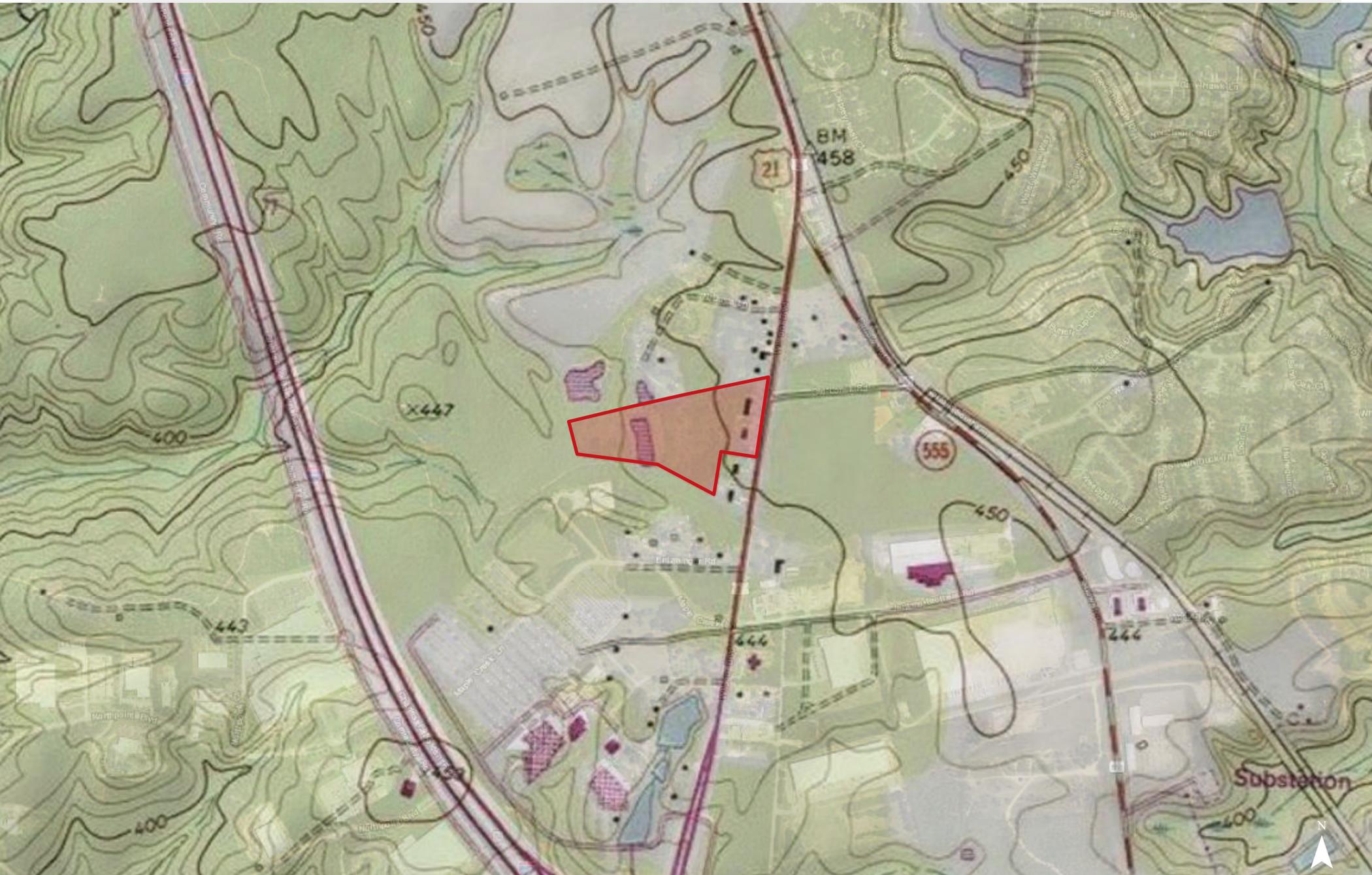
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Topographical Map



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Topographical Map: 2' & 10' Contours



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FEMA National Flood Hazard Layer



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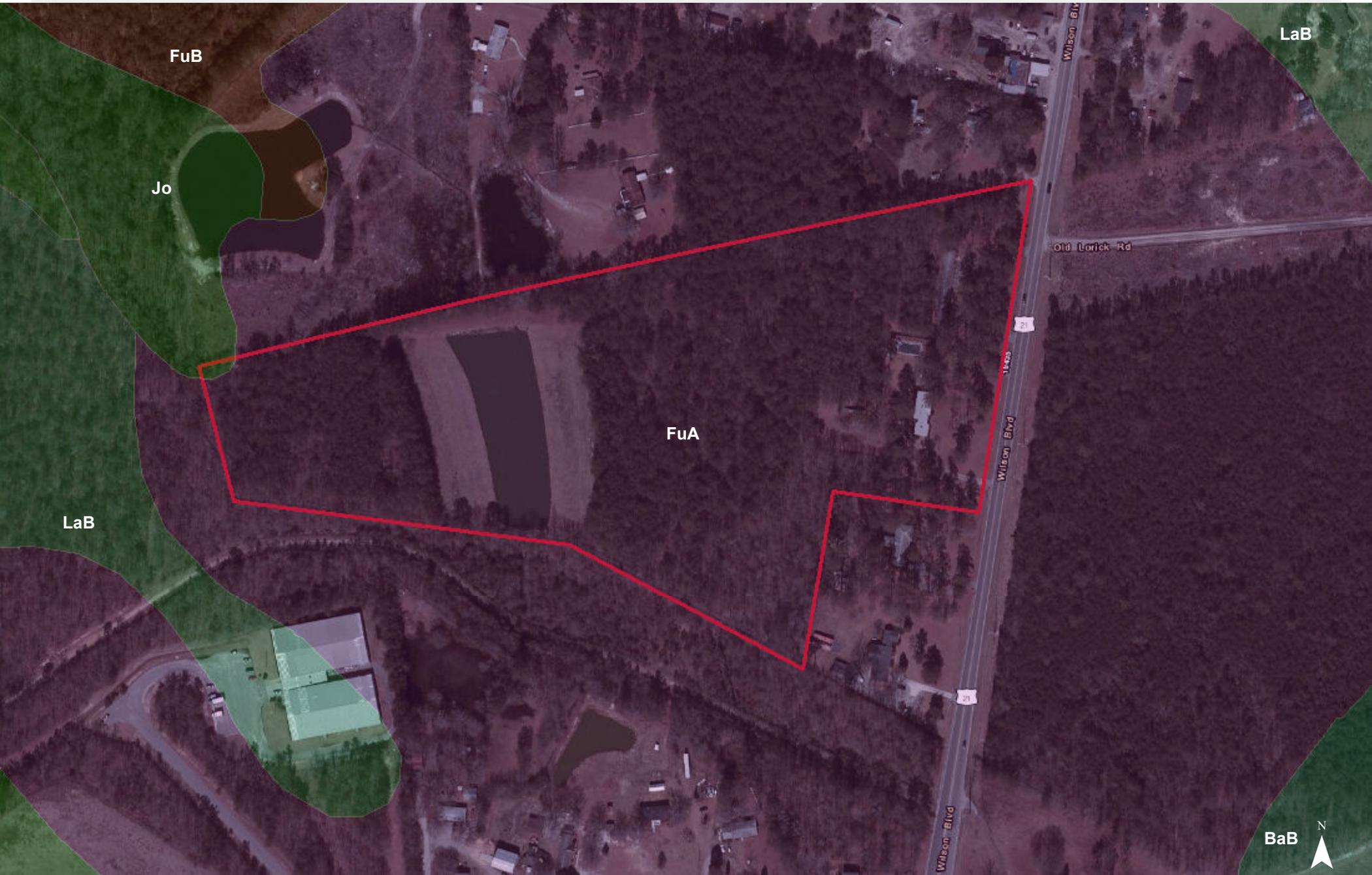


National Wetlands Inventory

- | | |
|--|---|
|  Estuarine and Marine Deepwater |  Freshwater Pond |
|  Estuarine and Marine Wetland |  Lake |
|  Freshwater Emergent Wetland |  Other |
|  Freshwater Forested/Shrub Wetland |  Riverine |

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Soil Survey



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Map Unit Description (Brief, Generated)

Richland County, South Carolina

[Minor map unit components are excluded from this report]

FuA - Fuquay sand, 0 to 2 percent slopes

Fuquay (100%)

The Fuquay component makes up 100 percent of the map unit. Slopes are 0 to 2 percent. This component is on marine terraces on coastal plains. The parent material consists of plinthic loamy marine deposits. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately low. Available water to a depth of 60 inches is low. Shrink-swell potential is low. This soil is not flooded. It is not ponded. A seasonal zone of water saturation is at 60 inches during January, February, March. Organic matter content in the surface horizon is about 1 percent. Nonirrigated land capability classification is 2s. This soil does not meet hydric criteria.

Demographic Profile

Wilson Blvd. and I-77 - Blythewood, South Carolina

	5 Miles	7 Miles	10 Miles		5 Miles	7 Miles	10 Miles
Population				Median Household Income			
2010 Census	53,237	100,582	184,370	2016 Estimate	\$63,308	\$60,391	\$53,061
2016 Estimate	60,298	109,810	199,005	2021 Projection	\$72,618	\$68,449	\$59,074
2021 Projection	65,965	117,936	211,466	Average Household Income			
% Chg. 2016-2021	9.4%	7.4%	6.3%	2016 Estimate	\$80,297	\$77,465	\$70,370
Households				2021 Projection	\$89,031	\$85,619	\$77,399
2010 Census	19,477	37,408	68,637	Per Capita Household Income			
2016 Estimate	21,922	40,514	73,768	2016 Estimate	\$28,976	\$28,672	\$26,434
2021 Projection	23,877	43,310	78,157	2021 Projection	\$31,980	\$31,519	\$28,941
Families				2016 Household Income Dist.			
2010 Census	14,717	27,308	47,696	Less than \$15,000	7.0%	8.1%	11.2%
2016 Estimate	16,359	29,237	50,564	\$15,000 - \$24,999	6.2%	7.9%	10.6%
2021 Projection	17,706	31,082	53,214	\$25,000 - \$34,999	10.0%	10.3%	11.5%
2016 Age Distribution				\$35,000 - \$49,999	13.7%	13.4%	13.4%
0 - 4	7.1%	6.8%	6.7%	\$50,000 - \$74,999	20.7%	20.1%	18.7%
5 - 9	7.3%	7.0%	6.6%	\$75,000 - \$99,999	15.9%	14.9%	13.4%
10 - 14	7.9%	7.5%	6.8%	\$100,000 - \$149,999	15.0%	15.0%	12.7%
15 - 19	7.2%	6.9%	6.8%	\$150,000 - \$199,999	8.0%	6.9%	5.1%
20 - 24	6.6%	6.7%	7.0%	\$200,000 and Up	3.5%	3.4%	3.3%
25 - 34	13.0%	13.3%	13.8%	2016 Dist. by Race & Ethnicity			
35 - 44	15.6%	14.7%	13.8%	White Alone	41.9%	41.0%	39.7%
45 - 54	14.6%	14.1%	13.5%	Black Alone	50.8%	51.3%	52.6%
55 - 64	11.4%	11.8%	12.3%	American Indian Alone	0.2%	0.3%	0.3%
65 - 74	6.6%	7.4%	7.9%	Asian Alone	2.5%	2.8%	2.4%
75 - 84	2.1%	2.8%	3.5%	Pacific Islander Alone	0.1%	0.1%	0.1%
85+	0.6%	1.0%	1.3%	Some Other Race Alone	1.8%	1.9%	2.5%
Median Age				Two or More Races	2.6%	2.6%	2.4%
2010 Census	34.2	35.0	35.5	Hispanic Origin (Any Race)	0.0%	0.0%	0.0%
2016 Estimate	35.6	36.2	36.6	2016 Housing Data			
2021 Projection	35.4	36.4	37.0	Owner Occ. Housing Units	16,964	29,174	48,066
Average Household Size				Renter Occ. Housing Units	4,958	11,340	25,703
2010 Census	2.73	2.66	2.58	2016 Business Data			
2016 Estimate	2.75	2.69	2.61	Total Businesses:	15,247	2,874	5,537
2021 Projection	2.76	2.70	2.62	Total Employees:	60,298	36,027	69,011