S MURRAY AVE INDUSTRIAL

ANDERSON, SC | ±241 ACRES



CONTACT FOR MORE INFORMATION

Whit Cox
wcox@landadvisors.com
864.525.2325

Clay Driggers
cdriggers@landadvisors.com
864.304.0472

Land Advisors ORGANIZATION

864.215.2727 | LANDADVISORS.COM

EXECUTIVE SUMMARY

LOCATION
S Murray Avenue (Hwy 81 South) & Railroad Street

SIZE
±241.24 Acres

PRICE
Call Broker for Pricing

ZONING
Unzoned

UTILITIES
- **Water & Sewer -** Starr Iva
- **Electric -** Duke Energy
- **Gas -** Piedmont Natural Gas
- **Fiber:** Trunk Fiber within Close Proximity of Property

PARCELS
1260001014, 1260001004, 1260001005

PROPERTY
S Murray Ave Industrial is a prime industrial land opportunity with rail access—ideal for logistics, distribution, and rail-served manufacturing users.



DETAIL | S MURRAY AVE ±241.24 ACRES

Whit Cox | Clay Driggers | 864.525.2325 | landadvisors.com

Land Advisors ORGANIZATION

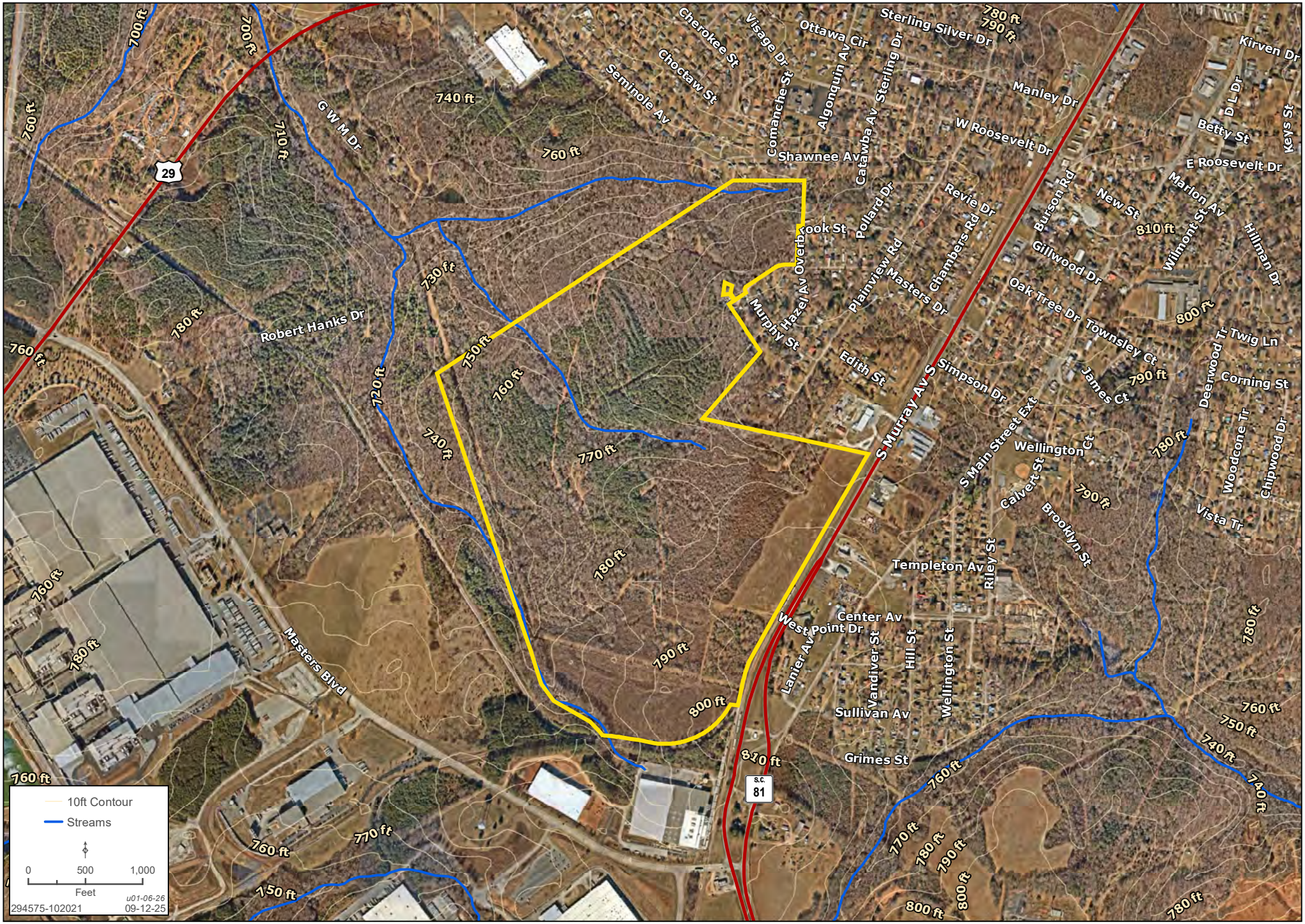


While the **Land Advisors® Organization** makes every effort to provide accurate and complete information, there is no warranty, expressed or implied, as to the accuracy, reliability or completeness of furnished data. This information can not be reproduced in part or whole without prior written permission. © 2026 The Land Advisors Organization. All rights reserved.

CONTOURS | S MURRAY AVE ±241.24 ACRES

Whit Cox | Clay Driggers | 864.525.2325 | landadvisors.com

Land Advisors ORGANIZATION



While the **Land Advisors® Organization** makes every effort to provide accurate and complete information, there is no warranty, expressed or implied, as to the accuracy, reliability or completeness of furnished data. This information can not be reproduced in part or whole without prior written permission. © 2026 The Land Advisors Organization. All rights reserved.

CLOSE MANUFACTURING PEERS | S MURRAY AVE ±241.24 ACRES

Whit Cox | Clay Driggers | 864.525.2325 | landadvisors.com

Land Advisors ORGANIZATION

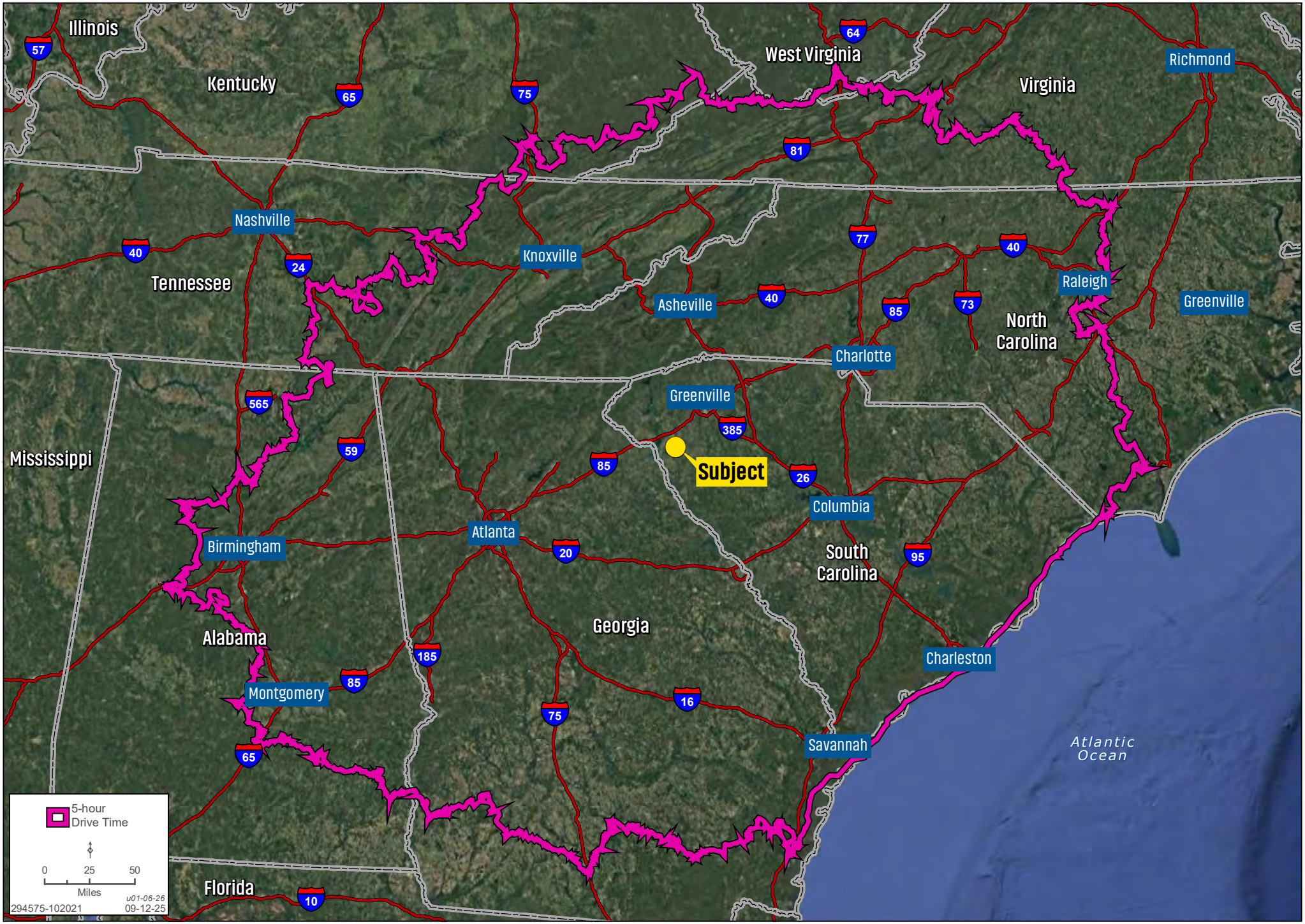


While the **Land Advisors® Organization** makes every effort to provide accurate and complete information, there is no warranty, expressed or implied, as to the accuracy, reliability or completeness of furnished data. This information can not be reproduced in part or whole without prior written permission. © 2026 The Land Advisors Organization. All rights reserved.

5 HOUR DRIVE TIME | S MURRAY AVE ±241.24 ACRES

Whit Cox | Clay Driggers | 864.525.2325 | landadvisors.com

Land Advisors ORGANIZATION



While the **Land Advisors® Organization** makes every effort to provide accurate and complete information, there is no warranty, expressed or implied, as to the accuracy, reliability or completeness of furnished data. This information can not be reproduced in part or whole without prior written permission. © 2026 The Land Advisors Organization. All rights reserved.

The information in this email and any attachments regarding any property has been obtained from sources believed reliable, but we have not verified it and we make no guarantee, warranty, or representation as to its accuracy or completeness, and we do not undertake to update or correct any of the information presented. Any projections, opinions, assumptions, or estimates ("forward-looking statements") used are, for example, only and do not represent the current or future performance of the property and actual results may differ materially from such forward-looking statement due to, without limitation, changes in: (i) the market, (ii) governmental legal, regulatory or permitted use changes, and (iii) other factors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the property's suitability for your needs. Any reliance on this information is at your own risk and is subject to change, prior sale or complete withdrawal. SCAnderson294575 - 01.06.2026.

Land Advisors®
ORGANIZATION

LandAdvisors.com