

FOR  
SALE

# 4403 CLEMSON BLVD

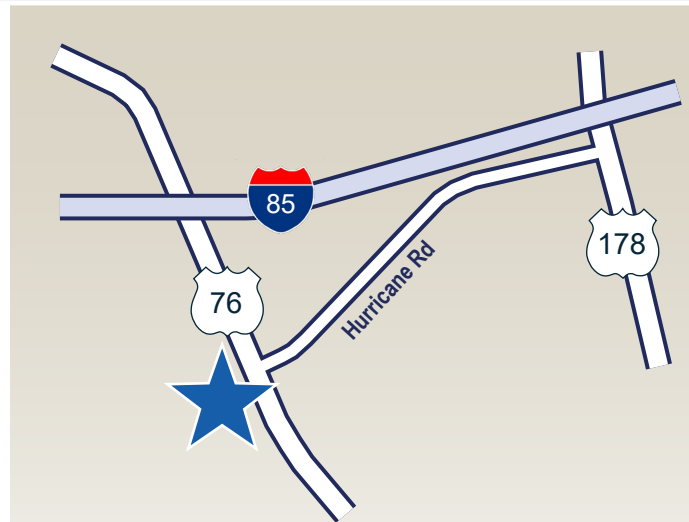
Anderson, South Carolina



## Outstanding Development Opportunity on Hwy 76 Near I-85

### FEATURES

- +/- 3.2 acres zoned C-2 waterfront at Lake Hartwell on heavily travelled Clemson Boulevard.
- A destination property with potential for mixed-use, flagship restaurant, national retail in a growth corridor.
- Once the home of a popular local waterfront restaurant with growth having encroached on the area it is now rough graded with all utilities.
- Offers 1,000' of lake frontage
- Next to Watermark Luxury Condos on Lake Hartwell and close to several other multi-family and condo communities on the lake.
- Sale Price: \$3,100,000 (Call about Ground Lease)



**McCOY WRIGHT**

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For more information, please contact:

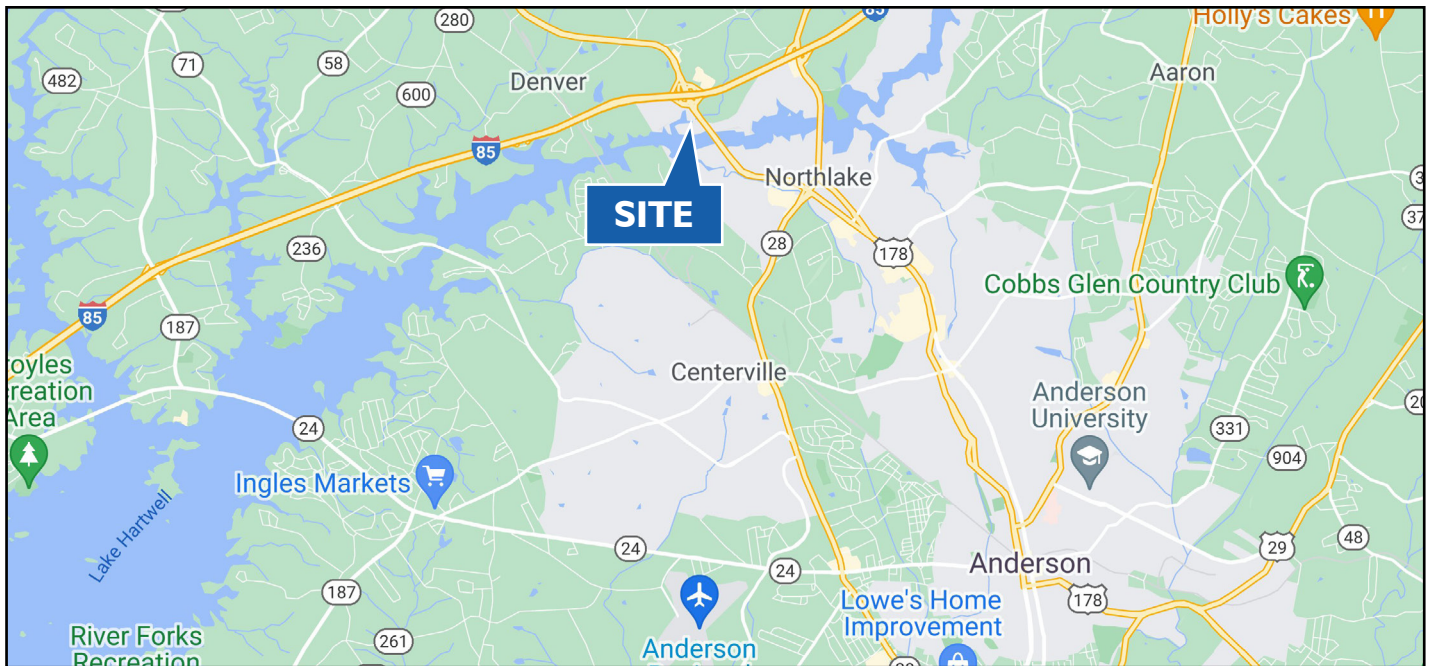
**Jackson Williamson**, Associate

864-224-3503 • [jackson@mccoywright.com](mailto:jackson@mccoywright.com)

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