Lowcountry Regional Airport Tract A

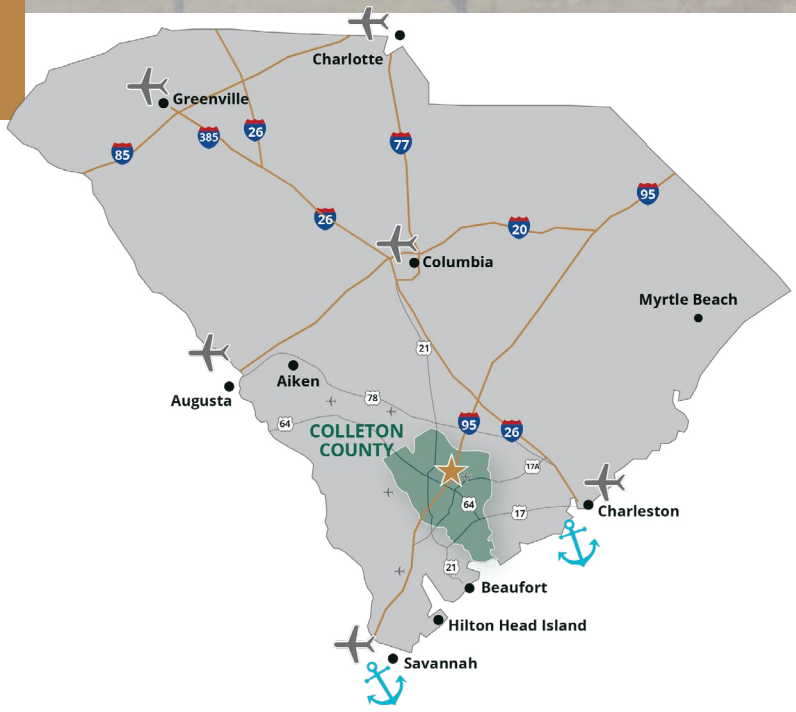
110 Acres | 44.5 Hectares

Aviation Way
Walterboro, SC 29488



110-Acre Industrial Site

- Located at the Lowcountry Regional Airport Park with a 6002’ Runway
- Reliable Utility Service at Competitive Rates
- Close to the Aerospace Hubs of Charleston, SC and Savannah, GA
- Close to the Ports of Charleston, SC and Savannah, GA





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COLLETON COUNTY ECONOMIC ALLIANCE
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Lowcountry Regional Airport Tract A

110 Acres | 44.5 Hectares | Aviation Way, Walterboro, SC 29488

Property Information

Sale Price: $40,000 per Acre

County:	Colleton
City Limits:	Outside
Tax Map ID:	132-00-00-028
Site Size:	110 Acres (44.5 ha)
Latitude	32.918216
Longitude:	-80.645251
Zoning:	RD
Current Land Use:	Undeveloped Land
Elevation Range:	87.87’
Primary Soil Type:	Albany Fine Sand
Flood Zone:	No

Airport Information

- Runway extension: 6,002’ (1,829 m) (2007)
- Terminal Improvements (2007)
- Parallel Taxiway (2008)
- ILS (2009)
- GPS (2009)
- ADS-B Antenna (2009)

Transportation Accessibility

Interstates:	I-95: 6 Miles
Access Hwy:	Highway 17
Port:	Charleston: 48 Miles
Inland Port:	Dillion Inland Port: 140 miles
Commercial Airport:	Charleston International: 45 Mins
International Airport:	Charlotte Douglas International: 181 Miles
Intermodal Access:	CSX Charleston: 47 miles

Utilities/Services

Water Service: City of Walterboro
Line on Site 8” (20 cm)

Wastewater System: City of Walterboro
Line On Site | 8” (20 cm)
Force Line

Natural Gas Provider: Dominion Energy
Line on Site | 4” (15 cm)

Primary Electricity Provider: Dominion Energy
Transmission: 115kv

Telecommunications Provider:
Palmetto Telephone Cooperative

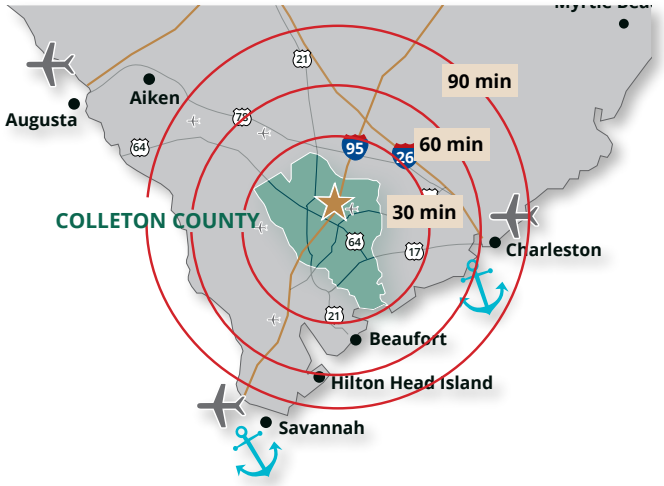
Fire Department ISO Rating: 4

Due Diligence Completed (2026):

- Cultural Resources Survey
- Threatened & Endangered Species Survey
- Phase 1 Environmental
- Topographic Survey
- Aerial

Workforce Profile

Drive Time	30 Mins	45 Mins	60 Mins
Population	954,967	1,225,543	2,014,288
Workforce	463,657	592,156	984,568





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