ROCK CREEK
LAND COMPANY

215 N. Bear Swamp Road



Location: Dillon County, 215 N. Bear Swamp Road, Nichols, SC 29581: 34.334969, -79.143674

Directions: From Highway 9 in Nichols, travel north toward Lake View. Continue to N. Bear Swamp Road and follow to 215 N. Bear Swamp Road. Property is located on the left. From Dillon, take Highway 9 toward Lake View. Continue through Lake View and turn left onto Highway 41 North. Follow Highway 41 and turn onto N. Bear Swamp Road. Continue to 215 N. Bear Swamp Road. Property is located on the right.

Distances: Dillon – 15 Miles Florence – 44 Miles Lumberton – 22 Miles Myrtle Beach – 61 miles

Acreage: 2.31 Acres +/-

Zoning: RS-2, Residential/Single Family

Parcel Number: 112-00-00-134

Possible Uses: Residential

Description: Country Living with Comfort, Space & Convenience! Enjoy the peace and charm of country living with this beautiful 4-bedroom 2.5-bath home situated on 2.31 acres just outside the quaint small town of Lake View, South Carolina! Offering the perfect blend of comfort, functionality, and rural tranquility, this home features 9-foot ceilings throughout and a thoughtfully designed floor plan. The spacious primary suite features a garden tub and large walk-in shower, while the primary side of the home, including laundry area and 4th bedroom/flex room, offers wider door openings for improved wheelchair accessibility. The versatile 4th bedroom provides flexibility for a home office, hobby room or additional living space to fit your needs. Relax and unwind on the screened back porch while enjoying the peaceful country surroundings. A Generac whole home generator provides added convenience and peace of mind. With 2.31 acres, there's plenty of room for outdoor activities, gardening or simply enjoying the beauty of country living. Located approximately an hour from the beaches of both North and South Carolina, this property offers peaceful rural living with coastal destinations within reach. NEED MORE ROOM TO SPREAD OUT? The Seller also owns the adjoining 2.39-acre corner lot, available for separate purchase, and is willing to negotiate a package price for both properties! This is a wonderful opportunity to own up to 4.70 acres and enjoy the space and flexibility of country living. Seller is willing to pay a portion of allowable Buyer closing costs upon acceptable offer. Schedule your showing today!!

For more information on this or other premier properties in North Carolina or South Carolina, contact Devon Hodges, Broker at (910) 740-5859, devon@rockcreeklandcompany.com , or visit our web site www.rockcreeklandcompany.com.

Offering Price: $ 320,000.00