



Sniders Crossroads – Little Salkehatchie Tract

410 +/- Acres | Colleton County, SC | \$1,200,000



ADDRESS

0 Lowcountry Highway
Ruffin, SC 29475

LOCATION

From Sniders Crossroads, head north on HWY 21 (Lowcountry HWY) for .5 Miles. The gate will be on the left after for sale sign

PROPERTY SUMMARY

This 410-acre property offers a rare opportunity to own a large recreational and investment tract in a prime location of Colleton County. Situated along the Little Salkehatchie River, the land provides excellent fishing opportunities and serves as a natural travel corridor for abundant wildlife, making it ideal for hunting and outdoor recreation. The property features 277 acres of clear-cut cypress bottomland, creating diverse habitat and future timber potential, along with 133 acres of upland. Within the upland acreage, 60 acres are planted pines approximately 10 years old, offering both future income and cover for wildlife. A well-established trail system runs throughout the property, providing easy access to different sections of the land, food plot areas, and river frontage. Conveniently located just 10 minutes from I-95 and less than an hour and a half from Charleston, this tract combines privacy and seclusion with excellent accessibility.

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