



# 23 Stallings Road, Taylors, 29687, SC

[https://searchrealestate.co/properties/23-stallings-road/taylors/sc/29687/MLS\\_ID\\_1544047](https://searchrealestate.co/properties/23-stallings-road/taylors/sc/29687/MLS_ID_1544047)



**Price - \$1,100,000**

**Lot Size    DOM**

11.3000    207 Days

## Features

### Community Features

- None

### Utilities

- Underground Utilities

### Lot Features

- 10 - 25 Acres

## Other

- River

## Description

Prime Investment Opportunity – 100% Leased RV Park with Historic Gristmill in Taylors, SC  
Discover a unique income-producing property with this fully leased RV park located on 11.3± acres along the scenic Enoree River in Taylors, SC. Ideally situated just 3 miles from Paris Mountain State Park and offering convenient access to Downtown Greenville, Greer, and Travelers Rest, this property provides an excellent location for long-term growth and profitability. The property features 23 full-hookup RV sites, a well-maintained laundry facility, city water, and four existing septic systems with a pump station. A 1,700± sq. ft. doublewide mobile home with 2 bedrooms, 1.5 baths, and a custom-built porch addition is currently leased as a private residence. In addition to the RV park, the property boasts a 2,400± sq. ft. historic gristmill and a 70-foot wide dam across the Enoree River, adding historical charm and character to the property. With a strong track record of 99% occupancy and low vacancy/turnover, this extended stay-class RV park is an established, income-generating asset. The property offers a capitalization rate of 4.65%, demonstrating its solid return on investment potential. The sale includes both the business LLC and real estate, providing a seamless transition for the new owner. Special Opportunity: The historic gristmill site with dam and 2.8± acres may be available for separate purchase, offering flexibility for future development. Serious inquiries will be provided with additional details.

## SEE THIS PROPERTY



### James Schiller

Realtor, Brand Name Real Estate

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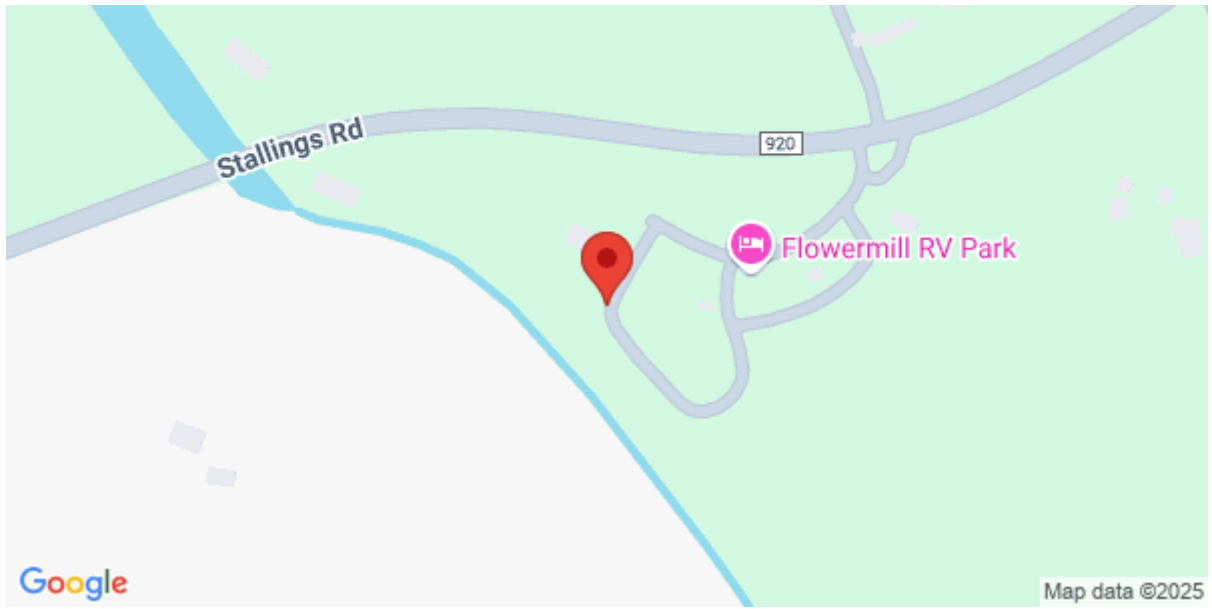
Email: jameseschiller@gmail.com

### Check On Site



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### Location



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