

✂ LIVE AUCTION — JUNE 7-17, 2026 | ONLINE
BIDDING ONLY

Registration Required · Proof of Funds
Mandatory

7376 Savannah Hwy Neeses / Norway, SC

Orangeburg County, South Carolina · 11.57 Acres Raw Land · FA Zoning · No Improvements

APN: 0056-00-07-003.000 · Fire District: Neeses · Tax District: 40



DRONE AERIAL — 7376 SAVANNAH HWY | ORANGEBURG COUNTY, SC | AUCTION JUNE 7-17, 2026

June 7

BIDDING OPENS

June 17

BIDDING CLOSES

7%

BUYER'S PREMIUM

\$5,000

EARNEST MONEY
DEPOSIT

PROPERTY DETAILS

Property Type	Raw Land / Vacant Lot
Improvements	None
County	Orangeburg County, SC
Fire District	Neeses
Acreage	11.57 Acres
Zoning	FA — Forest & Agriculture
Road Frontage	Savannah Hwy (US-321)
Utilities	None on parcel; city power & water accessible
Flood Risk	1/10 Flood Factor (First Street — Minimal)
Wind Risk	8/10 Wind Factor (First Street — Significant)
Heat Risk	7/10 Heat Factor (First Street)

OWNERSHIP & TAX RECORD

Parcel ID (APN)	0056-00-07-003.000
qPublic Account #	0116920
Owner of Record	Carson Bradley Fogle
Tax District	40 (Orangeburg County)
2024 Appraised Value	\$70,170
Assessed Value	\$330 (Ag Use — 4%)
Annual Taxes	<i>[Call Treasurer 803-533-6100]</i>
Rollback Tax Risk	⚠ YES — Ag Use Assessment

AUCTION TERMS

AUCTION TYPE	BUYER REQUIREMENTS	CLOSING INFO
Format Online Only	Registration Required	Closing Date [TBD — 30 Days Post-Auction]
Type Reserve Auction	Proof of Funds Required Prior to Bidding	Deed Type Full Covenant & Warranty Deed
Starting / Reserve Bid \$84,000	Buyer's Premium 7% Added to Bid	Listing Broker Bluefield Realty Group
Platform RealBids.co	Earnest Money \$5,000 EMD	Closing Attorney [TBD]
Bidding Duration 10 Days	EMD Deadline 24 Hrs After Close	2026 Taxes Buyer's Responsibility
Extended Bidding 4-Min Auto-Extend		

HOW TO REGISTER & BID

- 1 Create Your Account at RealBids.co**
Register online at **RealBids.co**. All bidders must provide valid contact information and agree to the platform's Terms and Conditions.
- 2 Submit Proof of Funds**
Upload proof of funds (bank statement, line of credit letter, or equivalent financial documentation) demonstrating you have the ability to purchase. Bidding access is not granted until proof of funds is verified.
- 3 Conduct Your Due Diligence**
Visit the property, review all disclosed documents, and consult your own attorney prior to bidding. The property is being sold AS-IS, WHERE-IS.
- 4 Place Your Bid — June 7 through June 17**
All bids must be placed online. If a bid is placed within the final 4 minutes of the auction clock, an automatic 4-minute extension is triggered. There will be no live auction.
- 5 Execute Contract & Pay EMD Within 24 Hours**
The winning bidder will receive a Contract of Sale within 2 hours of auction close. Signed contract and \$5,000 earnest money deposit are due within 24 hours. Failure to execute = default and potential credit card charge.

▲ IMPORTANT — READ BEFORE BIDDING

By bidding, you are entering a legally binding contract. This sale is **NOT contingent on financing, inspection, or any other conditions**. Bidders are strongly encouraged to arrange financing, consult an attorney, and physically inspect the property prior to placing a bid. If you do not have the funds to close — **Do Not Bid**.

PROPERTY CONTACT

Bluefield Realty Group, LLC · Listing Broker
Ryan Pirkle, Broker · ryanp@bluefieldgroup.com · (864) 523-2004
SC Real Estate License #147323 · SC Auctioneer License #5013
Auction Platform: **RealBids.co** · MLS: WUAR (listed at \$0)