

000 W BARKLEY ROAD
STATESVILLE, NC

±18.64 ACRES

\$350,000

**LAND
FOR
SALE**



Third Creek
Elementary School

PROPERTY HIGHLIGHTS

- Great tract of land for development assemblage opportunity. Adjacent to Third Creek Elementary School. Landlocked parcel, will need additional parcels for access.
- Currently zoned R-20 & RA.
- Utilities-sewer and 8-in water line located at Third Creek Elementary school.
- Approximately 1,700 feet of frontage on I-77 with approximately 2 miles to Interstate access
- Civil engineering review shows approximately 11 Acres developable

DEMOGRAPHICS

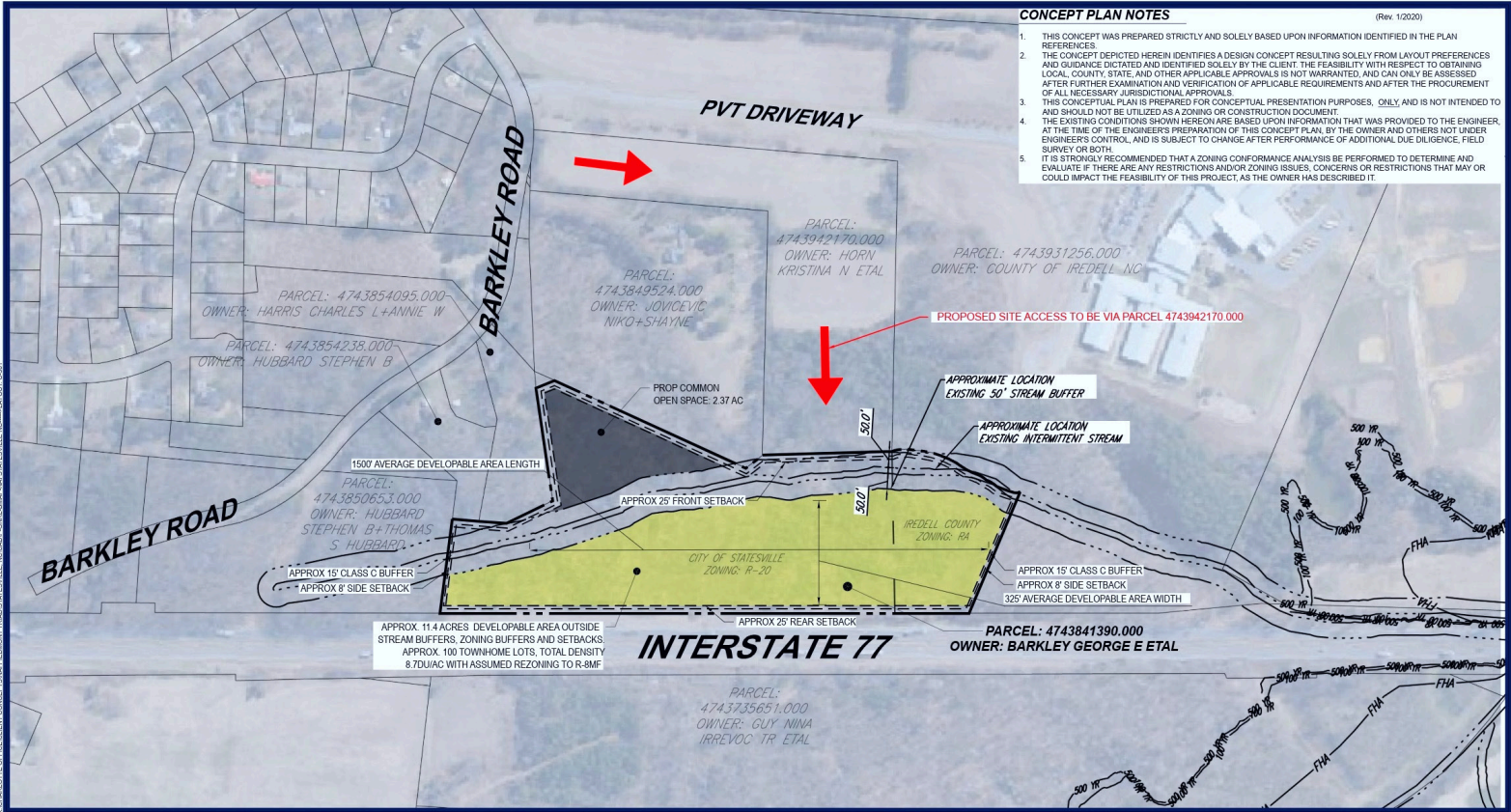
	1 Mile	3 Miles	5 Miles
Total Population	1,337	20,012	49,235
Total Households	517	7,875	19,350
AVG HH Income	\$103,107	\$62,393	\$69,046

NAI Piedmont Triad
Commercial Real Estate Services, World Wide

JASON SMITH
BROKER
336.709.6745
jsmith@naipt.com

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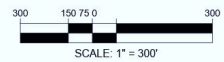
Residential Concept Plan



BOHLER
 BOHLER ENGINEERING NC, PLLC
 NC REG. # 1122
 1927 S. TRYON STREET, SUITE 310
 CHARLOTTE, NC 28203 Phone: (980) 272-3400 Fax: (980) 272-3401
 NC@BohlerEng.com

BARKLEY ROAD RESIDENTIAL NAI PIEDMONT TRIAD

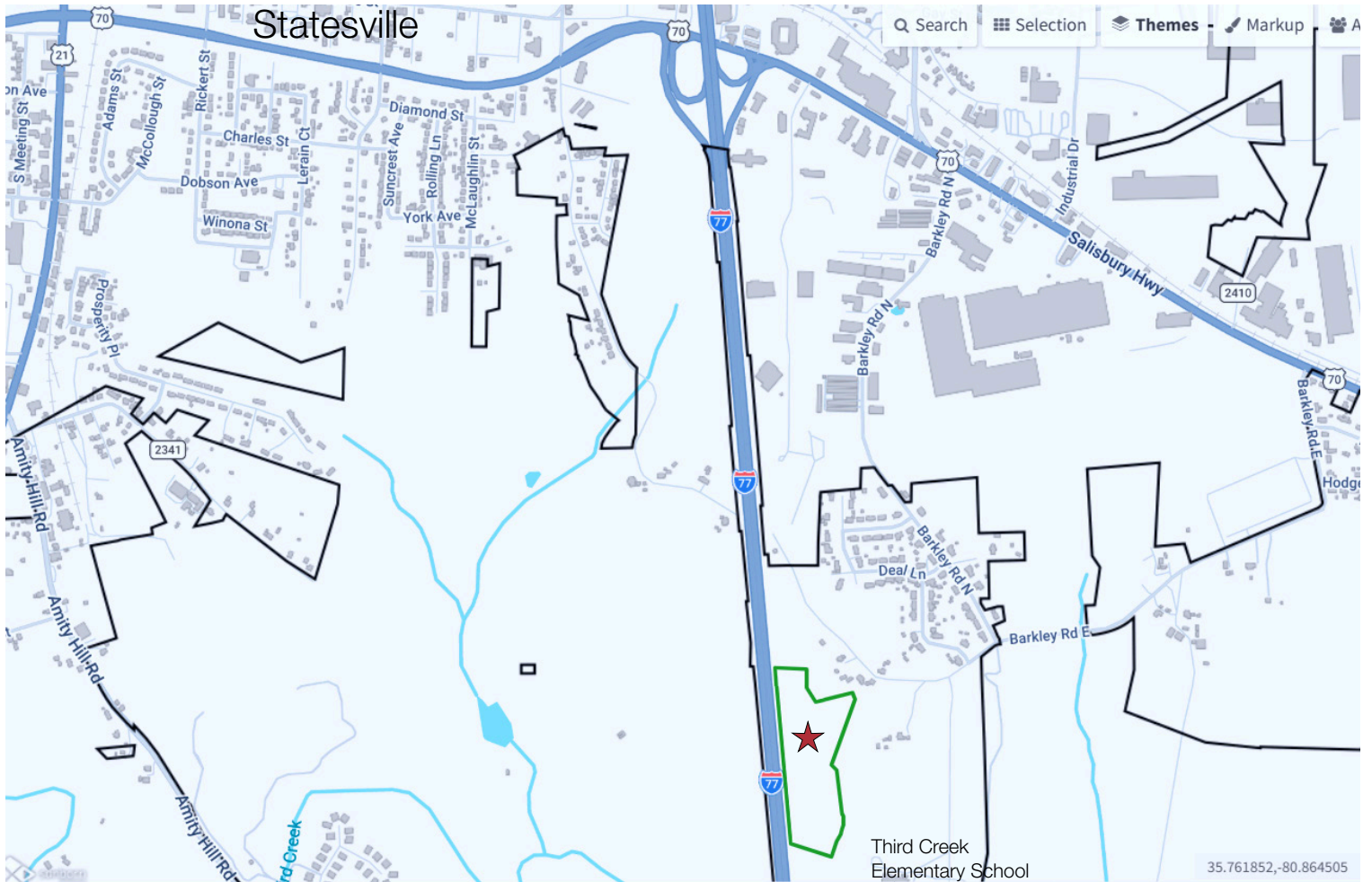
STATESVILLE, NC



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Distances to Points of Interest

Charlotte CBD	40.9 mi
Charlotte Douglas International Airport	45.1 mi
Winston - Salem	44.3 mi
Greensboro	73.7 mi
Salisbury	23.9 mi

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**BROKERAGE
DEVELOPMENT
INVESTMENTS**

FOR MORE INFORMATION, CONTACT:



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