

Buffalo Shoals Rd Land



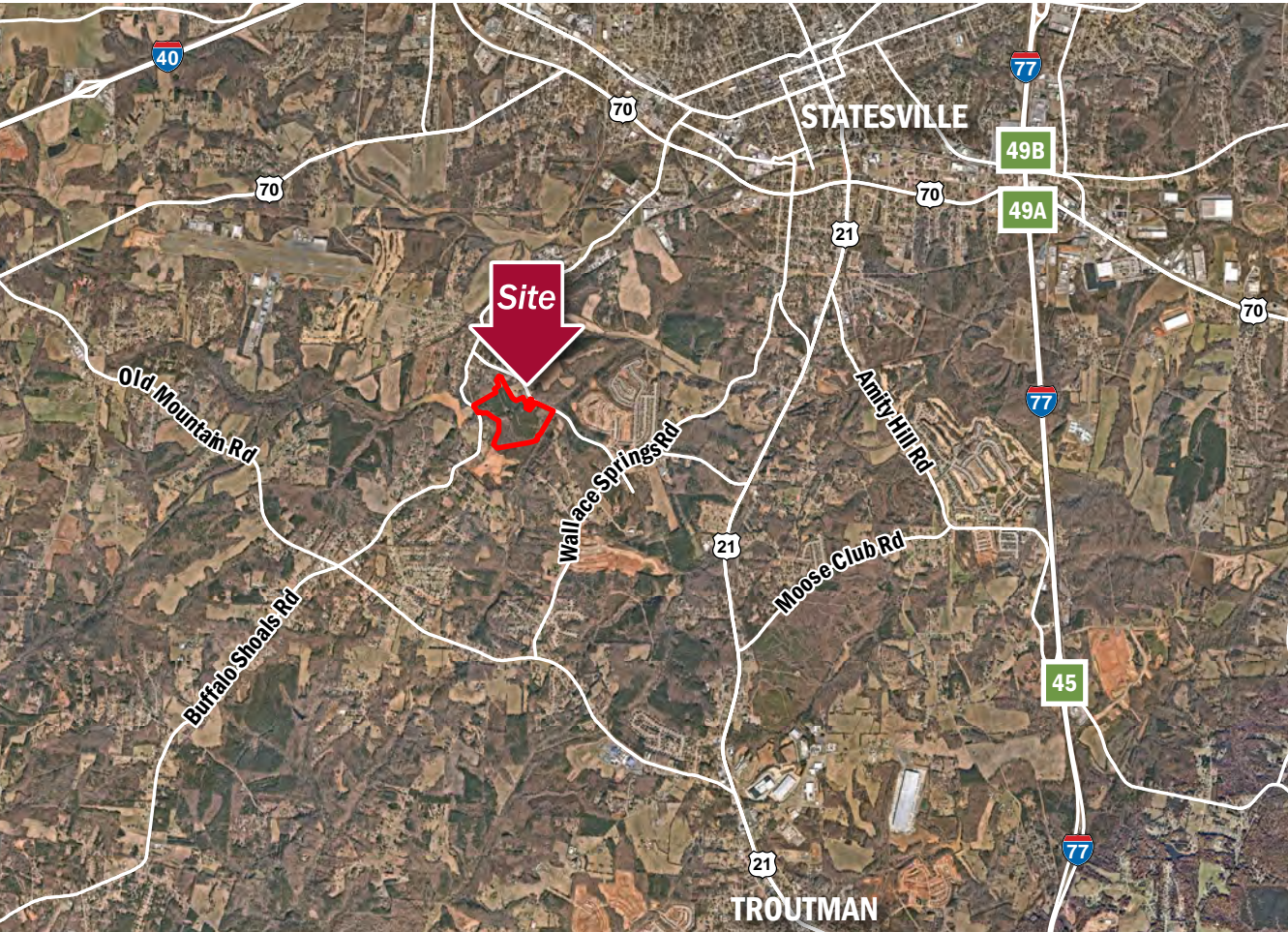
STATESVILLE, NC

Land

FOR
| Sale

SIZE
| ±76 AC

PRICE
| Call for Pricing



Overview

Approximately 76 acres for future residential development

County Zoned R-20, Seller may sell subject to annexation and rezoning

6.8mi distance to I-77

3.6mi distance to downtown Statesville

±76 Acres of Land for Sale



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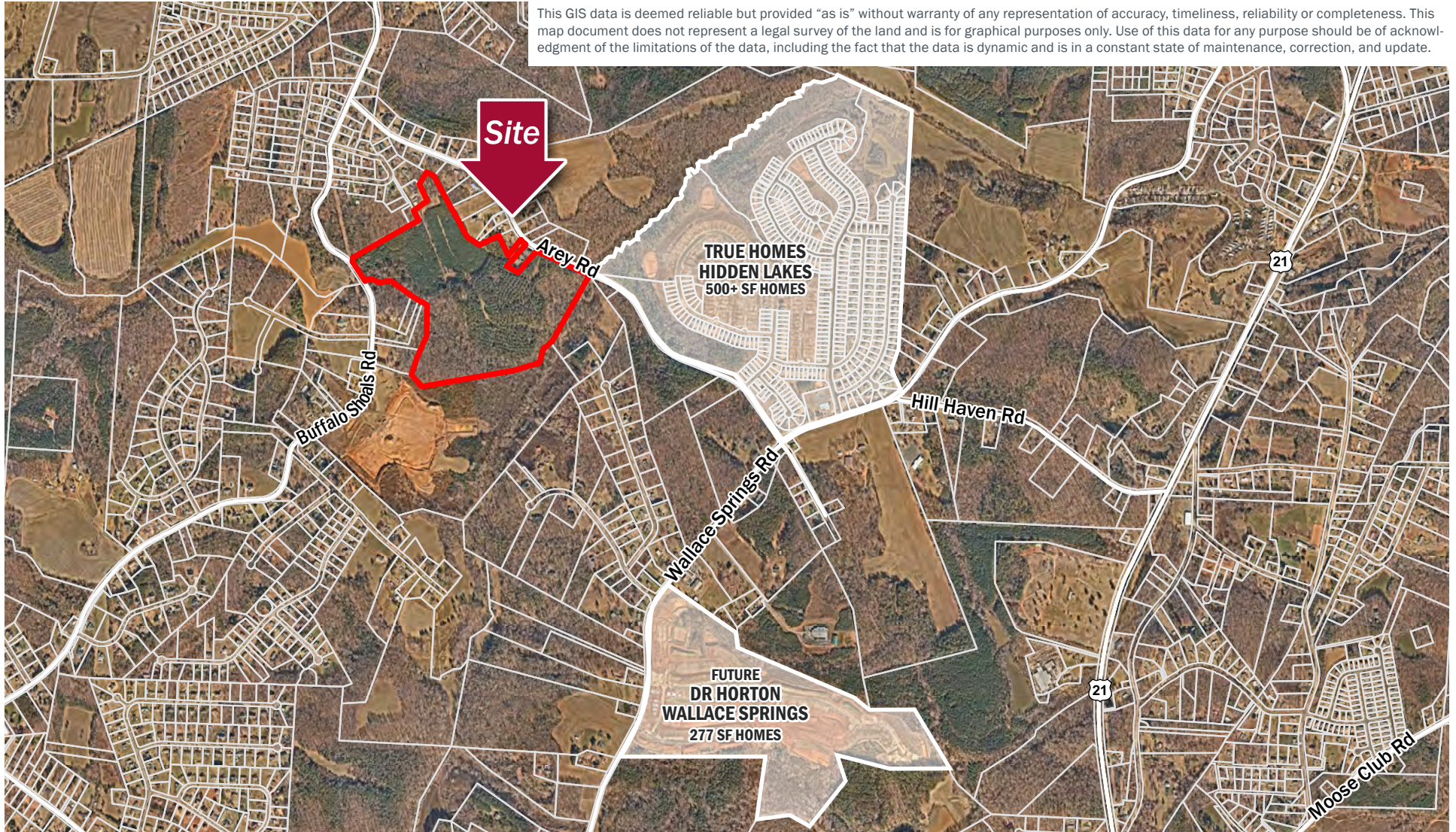
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Nearby Developments

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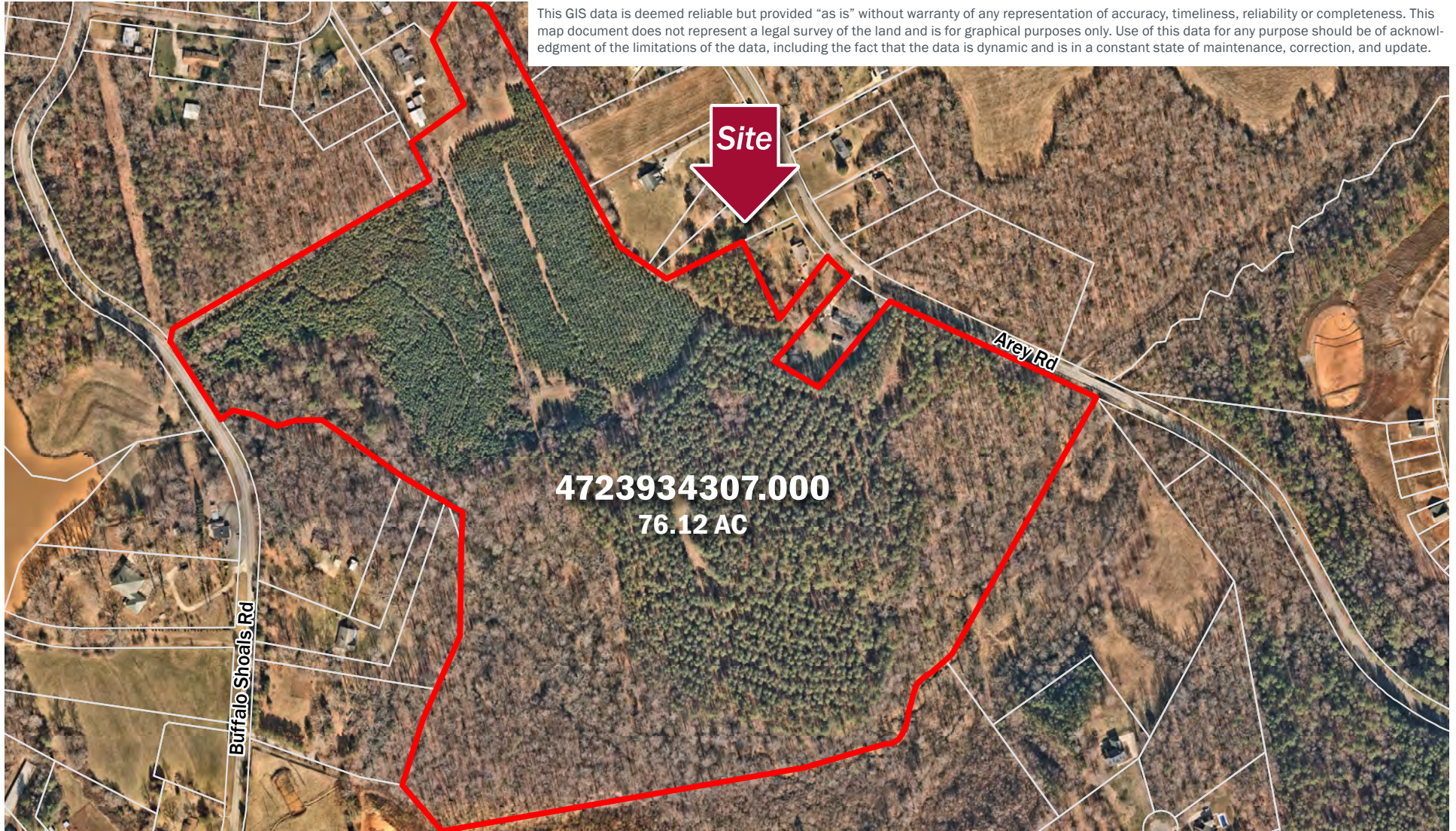
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Site Aerial



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Property Overview

Demographics

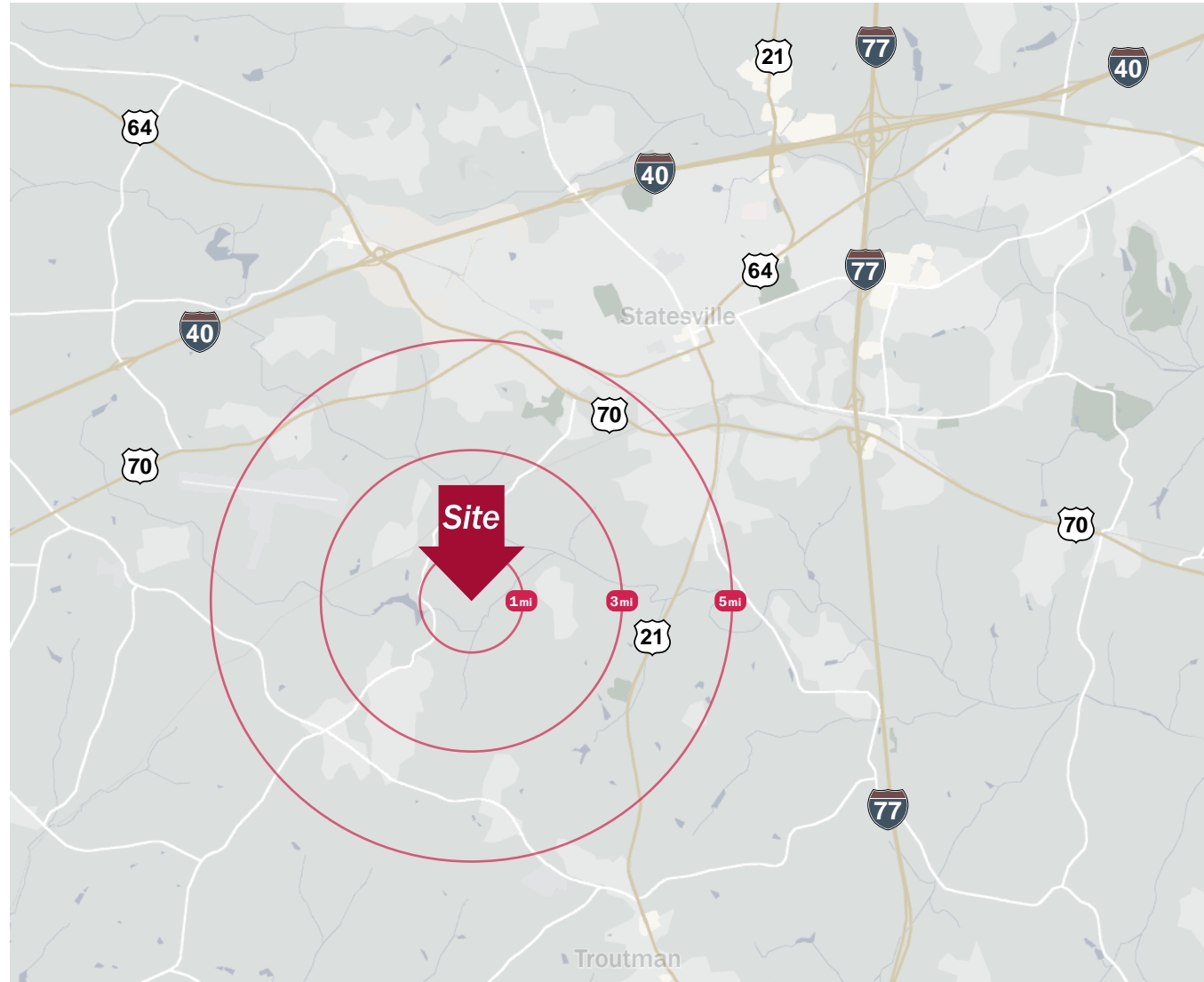
Source: Esri® 2023

	1 mile	3 mile	5 mile
Population	2,170	16,090	41,481
Growth Rate	7.82%	1.54%	1.18%
Avg. HH Income	\$95,901	\$70,059	\$75,140

Traffic Count

Source: NCDOT

	AADT
Buffalo Shoals Rd	4,100 (2021)
Hwy 21	9,500 (2021)



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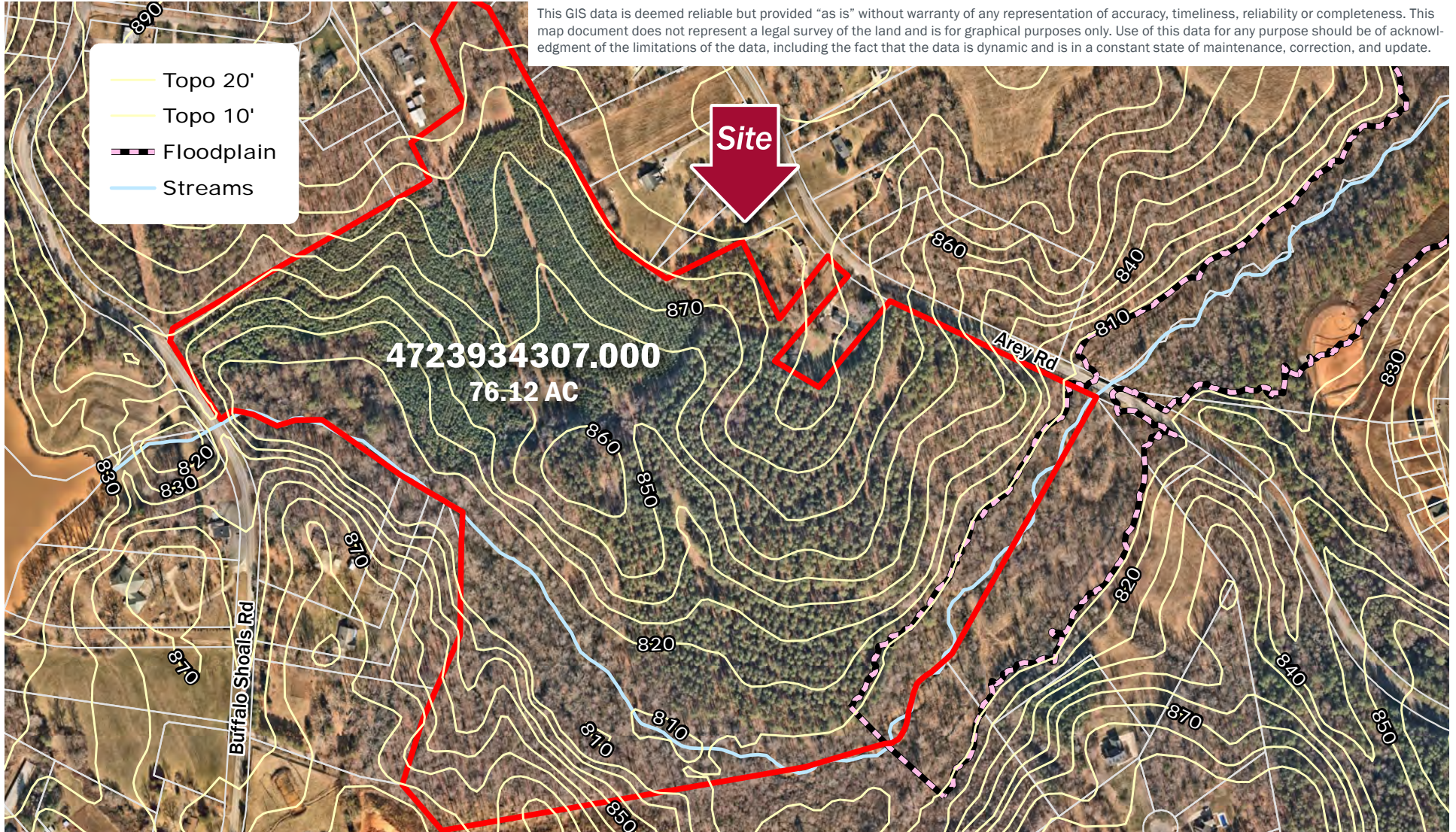
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Working Together

Medical | Industrial | Retail | Land | Investment | Office

contact

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