

# Davidson Highway Land

2851 DAVIDSON HWY, CONCORD, NC 28027



<b>Land</b>	<b>FOR</b>	<b>SIZE</b>	<b>PRICE</b>
	Sale	±3.09 AC	\$495,000



## Overview

±3.09 acres on Davidson Hwy (Hwy 73) available for sale

Concord Zoning: Residential Medium Density (RM-2)

Approximately 450 feet of frontage on Hwy 73

Easy access to I-85 (Exit 55) and Hwy 601

1,529 SF house located on the property (sold as-is)

Cabarrus County Parcel ID:  
56115633580000 & 56115632410000

±3.09 Acres; Land for Sale



Clark Alcorn  
Broker

(704) 367 5005  
calcorn@mpvre.com

2400 South Boulevard | Suite 300  
Charlotte, NC 28203

[mpvre.com](http://mpvre.com)

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## Property Overview

### Demographics

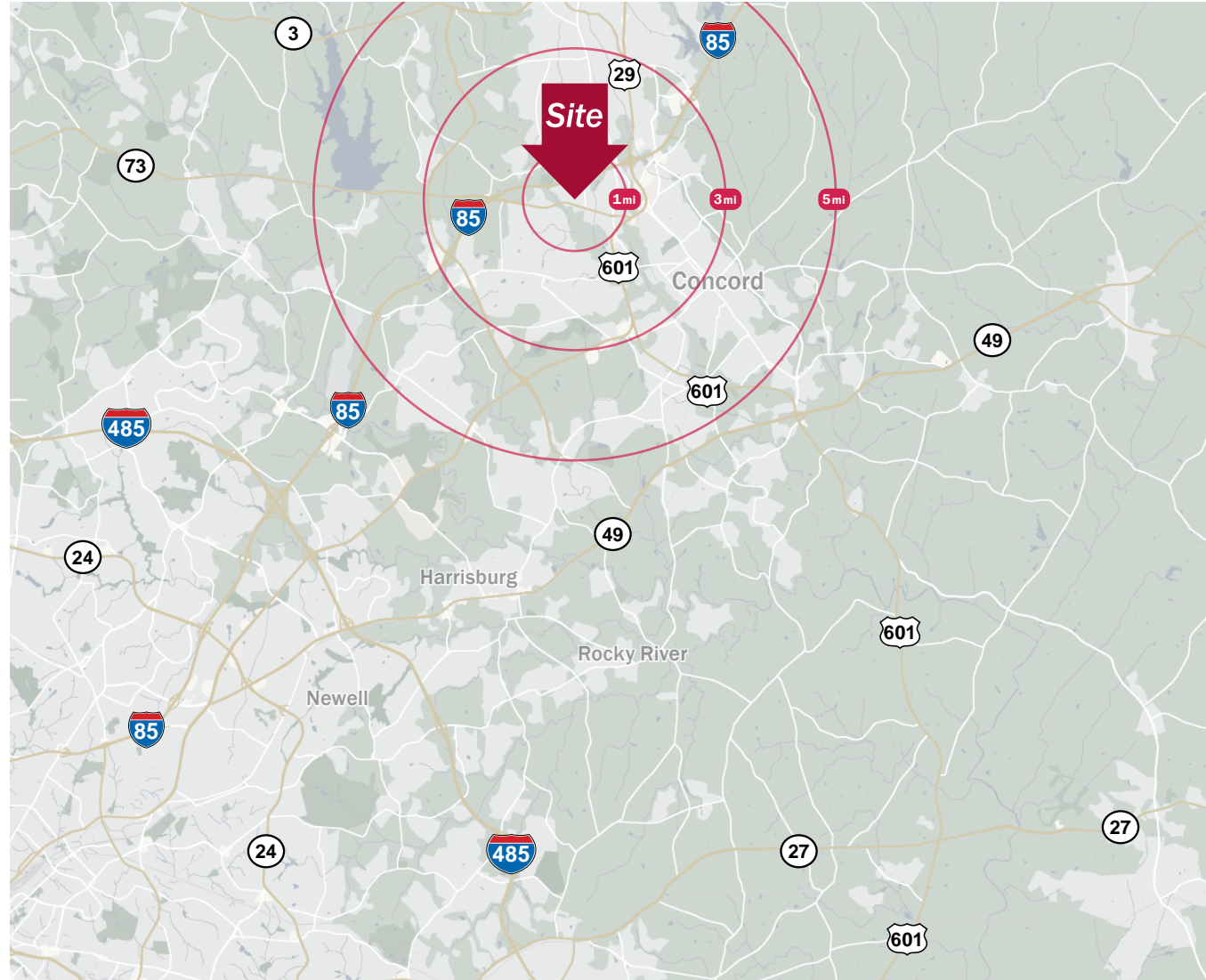
Source: Esri® 2023

	1 mile	3 mile	5 mile
Population	6,291	50,387	109,801
Growth Rate	1.50%	2.03%	2.38%
Avg. HH Income	\$73,207	\$88,388	\$91,624

### Traffic Count

Source: NCDOT

	AADT
Davidson Hwy	15,000 (2022)



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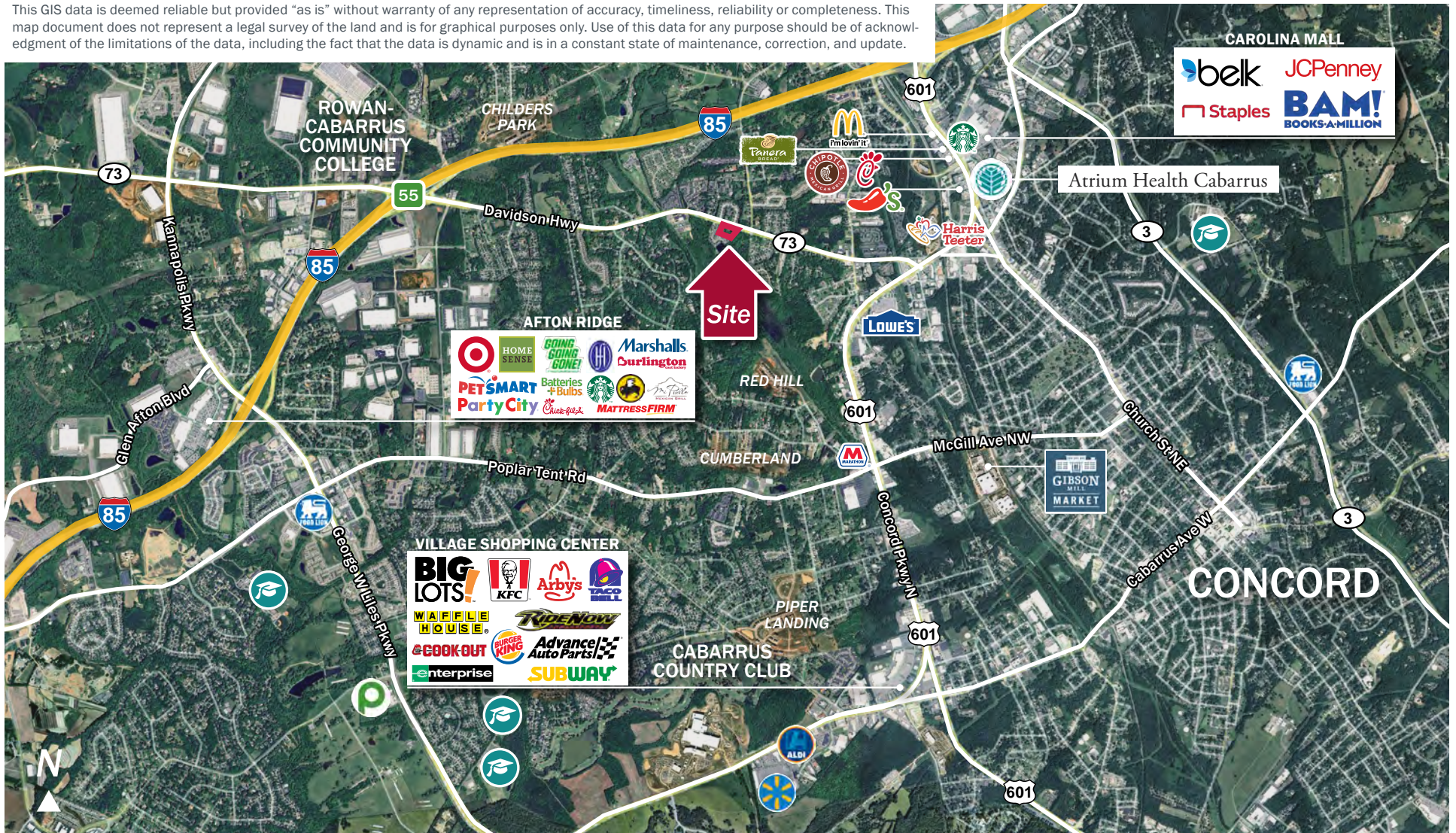
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## Market Aerial

This GIS data is deemed reliable but provided "as is" without warranty of any representation of accuracy, timeliness, reliability or completeness. This map document does not represent a legal survey of the land and is for graphical purposes only. Use of this data for any purpose should be of acknowledgment of the limitations of the data, including the fact that the data is dynamic and is in a constant state of maintenance, correction, and update.



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Medical | Industrial | Retail | Land | Investment | Office

contact

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