

# Vermillion Village Land

HUNTERSVILLE-CONCORD ROAD, HUNTERSVILLE, NC 28078



Land

FOR  
| Sale

SIZE  
| ±1.66–3.64 AC

PRICE  
| \$600,000/Acre



## Overview

±3.64 acre site can be sold entirely or ownership will consider subdividing

Parcels have been rough graded with utilities and underground detention in place

New mixed-use development in close proximity to Downtown Huntersville with convenient access to I-77

Located on Huntersville-Concord Road off of I-77 (Exit 23 – Gilead Road)

Vermillion Village will include 292 apartments, 49 townhomes, and 54,000 SF of retail/medical office

## ±3.64 Acre Site For Sale in Downtown Huntersville



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## Property Overview

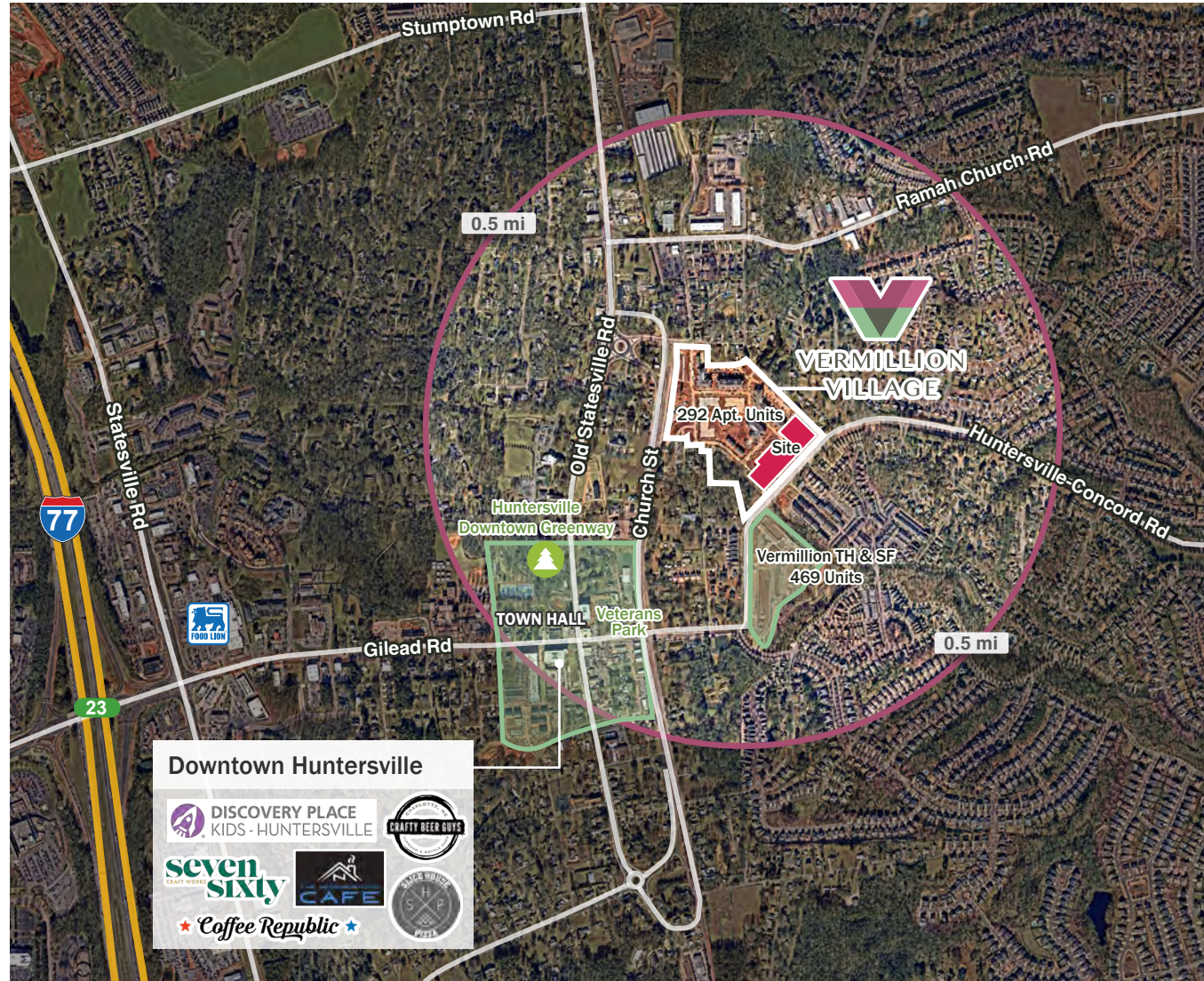
### Property Specifications

Address	404 North Church Street Huntersville, NC 28078
Property Type	Land
Size	3.64 AC
County	Mecklenburg
Access	Huntersville-Concord Rd & North Church Street
Location	Downtown Huntersville

### Demographics

	1 mile	3 mile	5 mile
Population	8,976	44,970	127,164
Growth Rate	1.12%	1.87%	1.61%
Avg. HH Income	\$174,330	\$173,776	\$165,910

Source: Esri® 2025



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## Market Aerial



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## Conceptual Site Plan



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## Residential Activity

### 3 Mile Residential Report

Key: ● Existing ● Under Development ● Future

Source: Zonda® 2025

Development Activity	Units
Amara Chase	54
Belleterre	18
Bryton SF & TH	404
Caldwell Crossing TH <i>Future</i>	35
Camden	42
Coventry Glen	82
Ethelyn Circle SF <i>Future</i>	13
Everette Keith SF & TH <i>Future</i>	182
Hills	93
Huntersville Town Center SF & TH	52
Huntson Reserve	94
Magnolia Glen <i>Future</i>	13
Northcross Dr <i>Future</i>	30
Oak Farm	61
Roseshire Chase	36
Spring Grove	124
Townes at Maxwell	35
Trails End	84
Vermillion SF & TH	469
Walden	377
Walk23 TH	29



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## Market Overview

### Downtown Huntersville

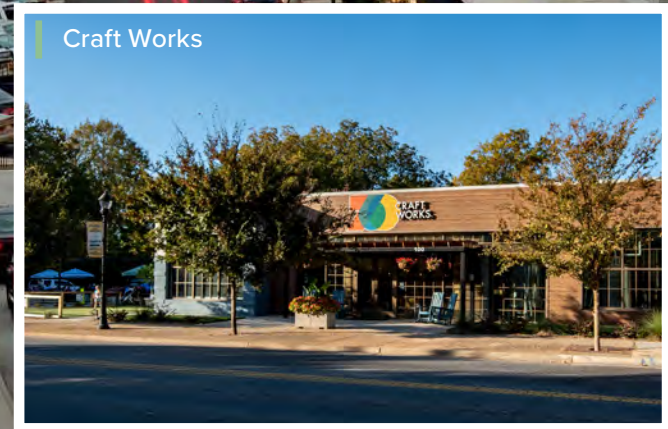
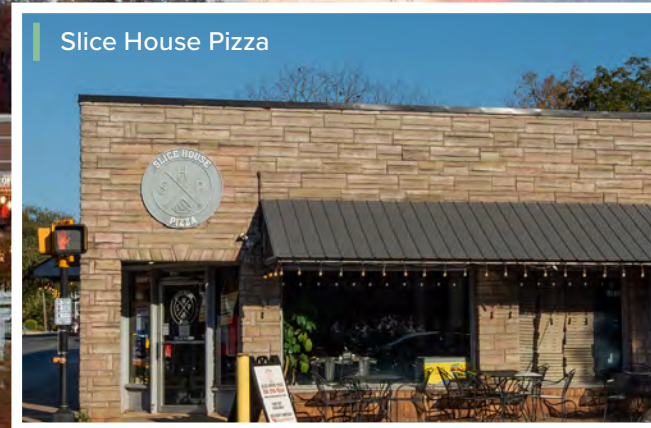
#### HUNTERSVILLE-CONCORD RD & HWY 115

Huntersville is a suburb of Charlotte with a population of 64,688 (2023).

Incorporated in 1873, Huntersville has grown from a small mill town, to a new, dynamic area combining retail and residential areas with historic cultural attractions.

Home to diverse attractions and entertainment, shopping, NASCAR and natural parks, Huntersville has something for everyone!

Source: <https://www.visitlakenorman.org>



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Working Together

Medical | Industrial | Retail | Land | Investment | Office

contact

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