

Ridge Road Land

CHARLOTTE, NC 28269



Land

FOR
| Sale

SIZE
| ±22.9 AC

PRICE
| Call for Pricing



Overview

±22.9 Acres along Jimmy Oehler Rd adjacent to 'Ridge Road Park'

City of Charlotte Zoned: N1-A

Seller will consider a two-phase closing

Utilities available, buyer to verify

All structures are to be sold as-is where-is

Contact broker before accessing property

±22.9 Acres Land for Sale



J. Nolan Mills
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2400 South Boulevard | Suite 300
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Property Overview

Demographics

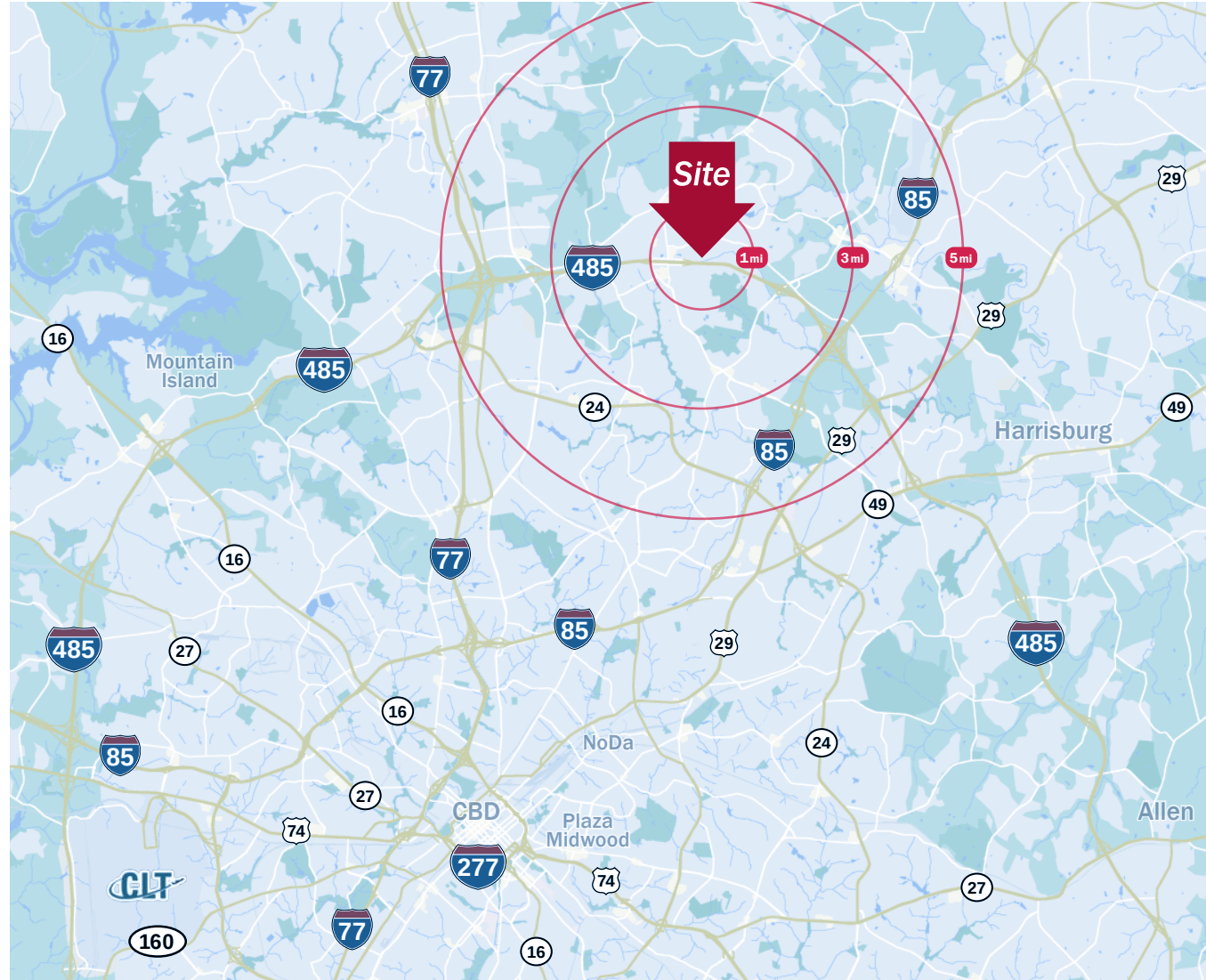
Source: Esri® 2025

	1 mile	3 mile	5 mile
Population	9,816	72,735	165,832
Growth Rate	4.19%	3.43%	2.92%
Avg. HH Income	\$131,417	\$144,475	\$129,691

Traffic Count

Source: Esri® 2025

	AADT
Ridge Rd	14,400 (2025)
Prosperity Church Rd	10,447 (2025)



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Site Topography



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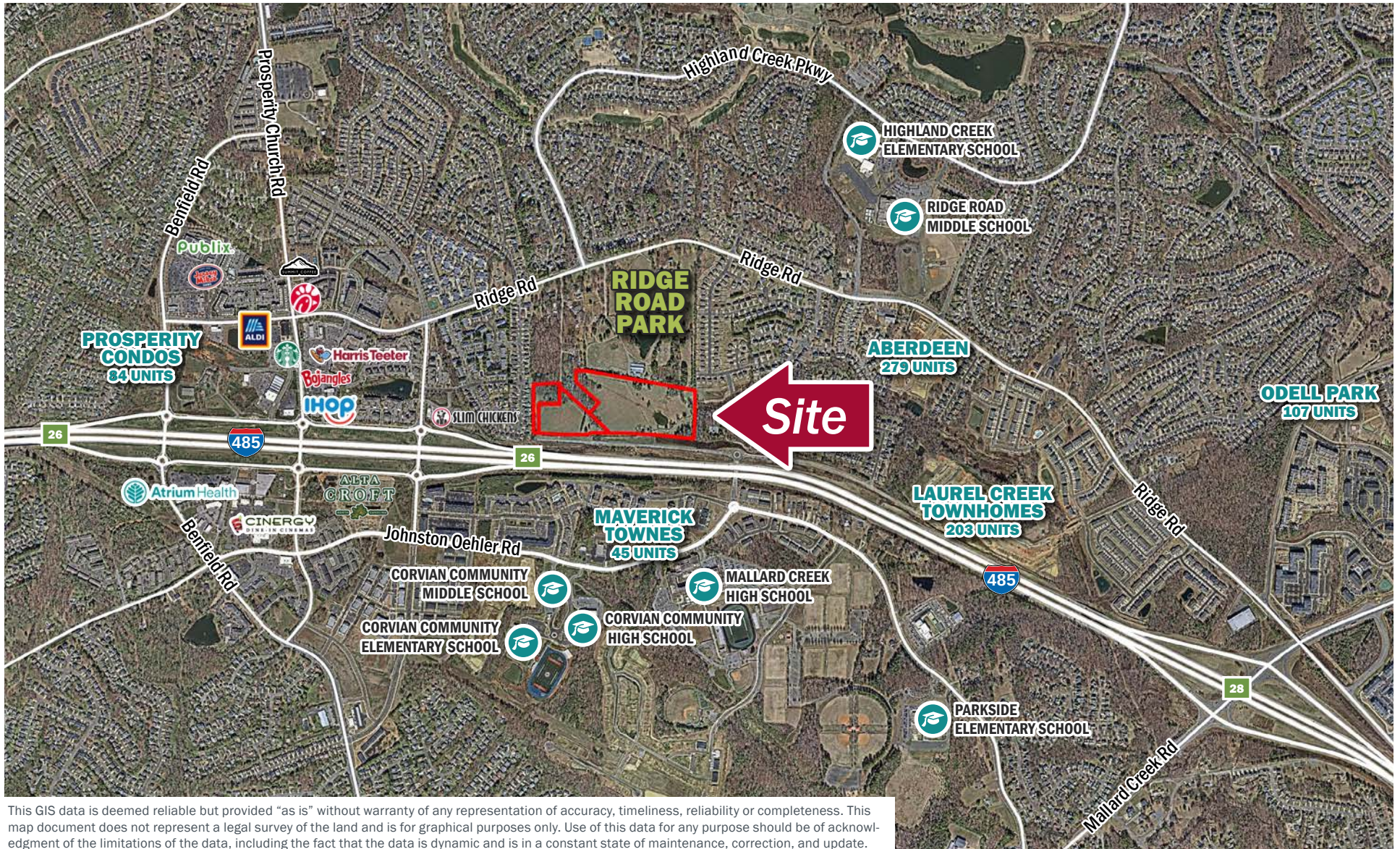
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Market Aerial



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Medical | Industrial | Retail | Land | Investment | Office

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contact

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