

1850 BLOCK OF SOUTHPORT-SUPPLY ROAD | BOLIVIA

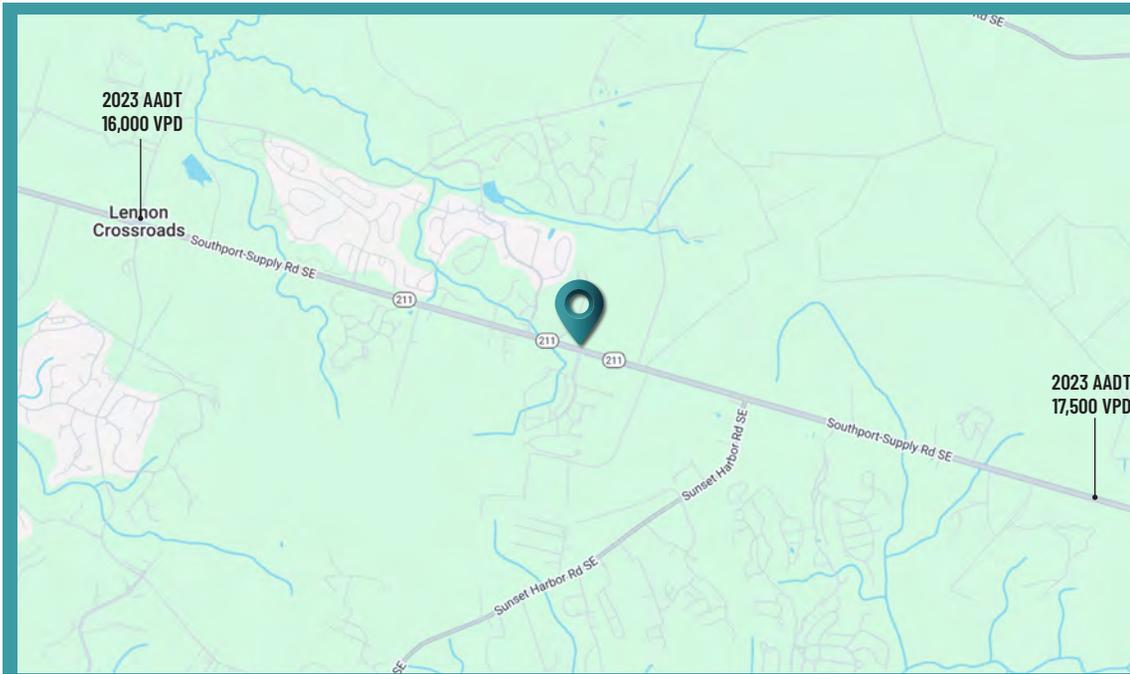
DAVID SUMMERLIN, III
WILLIAM HIGH

LAND FOR SALE

SUN COAST PARTNERS COMMERCIAL
1430 Commonwealth Drive, Suite 102
Wilmington, NC 28403
910 350 1200 | scpccommercial.com



Sun Coast
Partners
COMMERCIAL



**5103 Raeford Road
Fayetteville, NC 28304**

ACREAGE*	17+ Acres
LIST PRICE	\$1,450,000
PARCEL ID	1850000901
ZONING	CO-CLD
FRONTAGE ON HWY 211	1,475'

Strong location along Hwy 211 in Brunswick County. This site is zoned CO-CLD, which allows for a wide variety of commercial uses, as well as 13.6 units per acre for multi-family development. This section of Hwy 211 is seeing massive growth, so this site is ideal for many different uses. There are many new and established neighborhoods surrounding this site. There is 1,475 ft of frontage on Hwy 211. Call broker for further details

*The land acreage and/or building square footage was obtained from the County's Geographical Information System or other electronic resources. For exact square footage and/or acreage, we recommend that prior to purchase, a prospective Buyer/Tenant obtain a boundary survey or have the building measured professionally.

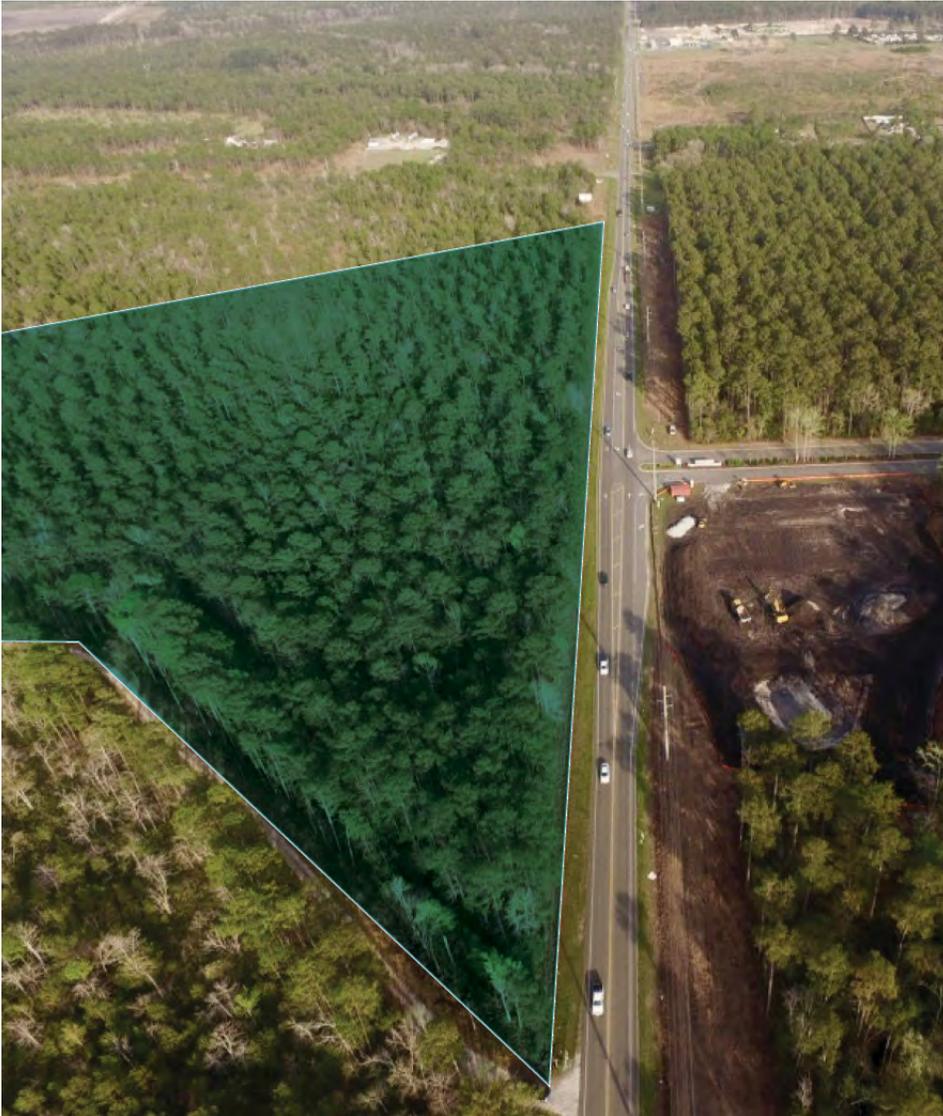
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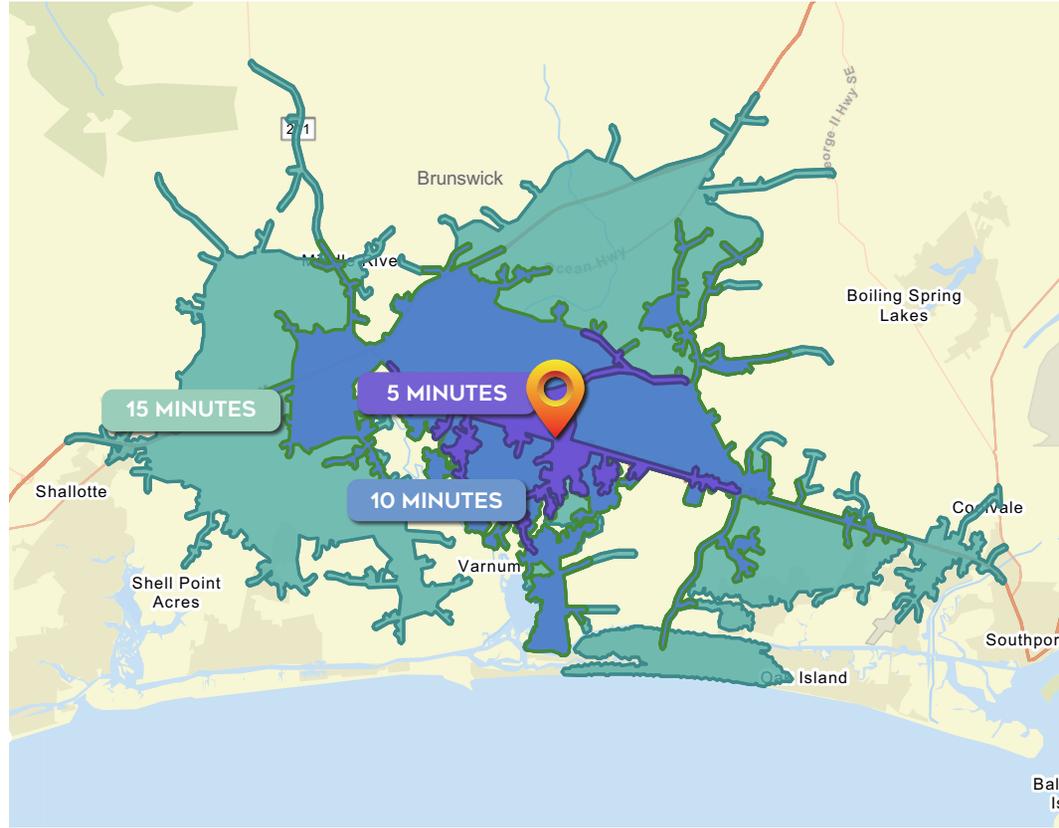
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DEMOGRAPHICS	5 MINUTES	10 MINUTES	15 MINUTES
Total Population	1,872	7,940	27,231
Average Age	54.6	57	61.2
Households	779	3,296	12,380
Average HH Size	2.40	2.37	2.17
Median HH Income	\$69,299	\$71,146	\$80,680
Average HH Income	\$106,266	\$102,478	\$120,874
Per Capita Income	\$43,454	\$43,905	\$55,872

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2020 decennial Census in 2020 geographies.

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