

RODANTHE  
PIER

NO  
BRAIDED LINE ALLOWED

# Rodanthe *Pier*

Oceanfront Investment Opportunity | Outer Banks, NC



**REMAX**<sup>®</sup>

Coastal Associates



# Rodanthe Pier

*24251 Atlantic Drive,  
Rodanthe*

Iconic, income-producing oceanfront investment offering approximately 25% gross income to purchase ratio and owner financing. Rodanthe Pier spans approximately 450 feet into the Atlantic with 445 feet of direct ocean frontage, featuring multiple revenue streams including retail and parking.

Situated on over 1.8 acres, this well-known Outer Banks landmark delivers immediate cash flow with additional upside through future expansion and experiential use.

## KEY DETAILS

- Almost \$500k in Gross Income
- Owner Financing Available - Up to \$1,000,000 - 5 Years - 5% APR
- Privately Owned Oceanfront Pier
- Extending approx. 450 FT into the Atlantic
- ~445 FT of Direct Ocean Frontage
- 1.8+ Acres | 4 Parcels Included
- Established Retail Operation
- 40-Space Income-Producing Parking Lot
- Multiple Income Streams in Place
- Improved NOI Post-Closing (parking lot mortgage satisfied)
- Additional Oceanfront Parcel Included (unbuildable, added beach frontage)
- High Visibility + Strong Seasonal Tourism Traffic
- Recognized Outer Banks Landmark (Est. 1960s)

# PROPERTY & INVESTMENT HIGHLIGHTS



## ASSET OVERVIEW

- Privately owned oceanfront pier extending approx. 450 FT into the Atlantic
- Approx. 445 FT of direct ocean frontage
- Situated on 1.8+ acres across four parcels
- Established Outer Banks landmark with strong historical presence (est. 1960s)



## INCOME & FINANCIAL STRUCTURE

- Approx. 25% gross income to purchase ratio
- Multiple revenue streams in place (retail + parking)
- 40-space income-producing parking lot
- Parking lot mortgage to be satisfied at closing (improved NOI)
- Owner financing available:
  - Up to \$1,000,000 | 5-year term | 5% APR



## IMPROVEMENTS & OPERATIONS

- Retail space: approx. 2,835 SF
- Office space: approx. 377 SF
- Construction: Frame / Wood
- Roof: Asphalt / Fiber Shingle
- HVAC: Central Air | Heat Pump | Forced Air
- Utilities: Municipal Water | Private Septic
- On-site public restrooms



## LOCATION & DEMAND DRIVERS

- Direct oceanfront location in Rodanthe, NC
- High-traffic Outer Banks tourism corridor
- Consistent seasonal traffic and repeat visitors
- Proximity to beaches, fishing, surfing, and recreational attractions

## ADDITIONAL VALUE & UPSIDE

- Additional unbuildable oceanfront parcel included (expanded beach frontage)
- Opportunity to expand into food & beverage or event-driven use
- Potential to reposition as an experiential coastal destination asset
- Rare opportunity to acquire a privately owned pier in the Outer Banks

# *An Icon on the Atlantic*



Rodanthe Pier stands as one of the Outer Banks' most recognizable oceanfront landmarks, extending approximately 450 feet into the Atlantic. With direct ocean frontage and a commanding coastal presence, this privately owned pier offers both immediate income and long-term significance in a high-demand destination.

# Where Coastal Life Comes Alive



From sunrise fishing to steady visitor traffic throughout the season, the pier delivers a consistent and authentic coastal experience. Its oceanfront setting, recreational access, and established reputation continue to attract both locals and tourists year after year.

# Income with Opportunity



With approximately 25% gross return and multiple revenue streams—including retail operations and an income-producing parking lot—the property is positioned for strong performance. Owner financing and improved net income post-closing create additional flexibility for investors.

# Expand the Possibilities



Situated on over 1.8 acres across four parcels, the property offers opportunities to elevate its current use through food and beverage concepts, events, or experiential retail. With additional oceanfront land included, the next owner has the ability to shape a truly unique coastal destination.



Thank you for viewing this property!

We appreciate your interest in this property and wish you the best in your search. Have questions?  
Reach out!



Misty Gillikin  
Realtor®  
(757)575-2172  
[mistygillikin@remax.net](mailto:mistygillikin@remax.net)

