

# FREEMAN | COMMERCIAL REAL ESTATE



**FOR SALE**

**SHOVEL READY LOTS FOR SALE**  
**HWY 52/I-74, RURAL HALL, NC**

**CHARLIE FREEMAN**  
O: 336-768-4410  
[charlie@freemancommercial.com](mailto:charlie@freemancommercial.com)



# SHOVEL READY LOTS AVAILABLE

FOR SALE

## MONTROYAL RD./BETHANIA RURAL HALL RD. RURAL HALL, NC 27045

- + **Tract 1:** 1.14 AC
- + **Tract 4:** 1.17 AC
- + **Sale Price:** \$750,000
- + **Sale Price:** \$850,000
- Two outparcels for sale in quickly growing Rural Hall market
- Visibility from Highway 52 (future I-285)
- Rough graded with access to signalized corner at Montroyal Rd. and Bethania Rural Hall Rd.



## 2023 DEMOGRAPHICS

	3 Miles	5 Miles	7 Miles
Population	18,698	60,484	113,264
Households	7,716	25,324	45,357
Avg. HH Income	\$81,011	\$81,896	\$92,804

## TRAFFIC COUNTS

Hwy 52 57,700 VPD  
Bethania Rural Hall Rd. 17,000 VPD

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# LOCATION INSIGHT

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