

# Linville Rd. Land

30± acres located in prime location for commercial use in the heart of Oak Ridge. Located on the corner of Highway 68 and Linville Rd.

- + **Site Size:** 29.45 ± Acres (2 parcels)
- + **Parcel ID:** 165809 & 165800
- + **Zoning:** Site: RS-40 & AG
- + **Asking Price:** Call for pricing
- + **Traffic Counts:** 11,500 vpd (Hwy 68) \*NC DOT website
- + Frontage: 1,472 on Linville Rd & Highway 68 N
- + Prime location in the heart of Oak Ridge

8001-8015 Linville Rd.  
Oak Ridge, NC 27310  
[www.cbre.us/triad](http://www.cbre.us/triad)

2021 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	960	11,944	39,751
Households	308	4,100	14,597
Average HH Income	\$134,773	\$134,321	\$111,633
Daytime Population	1,225	10,067	36,284

Source: CBRE Fast Reports



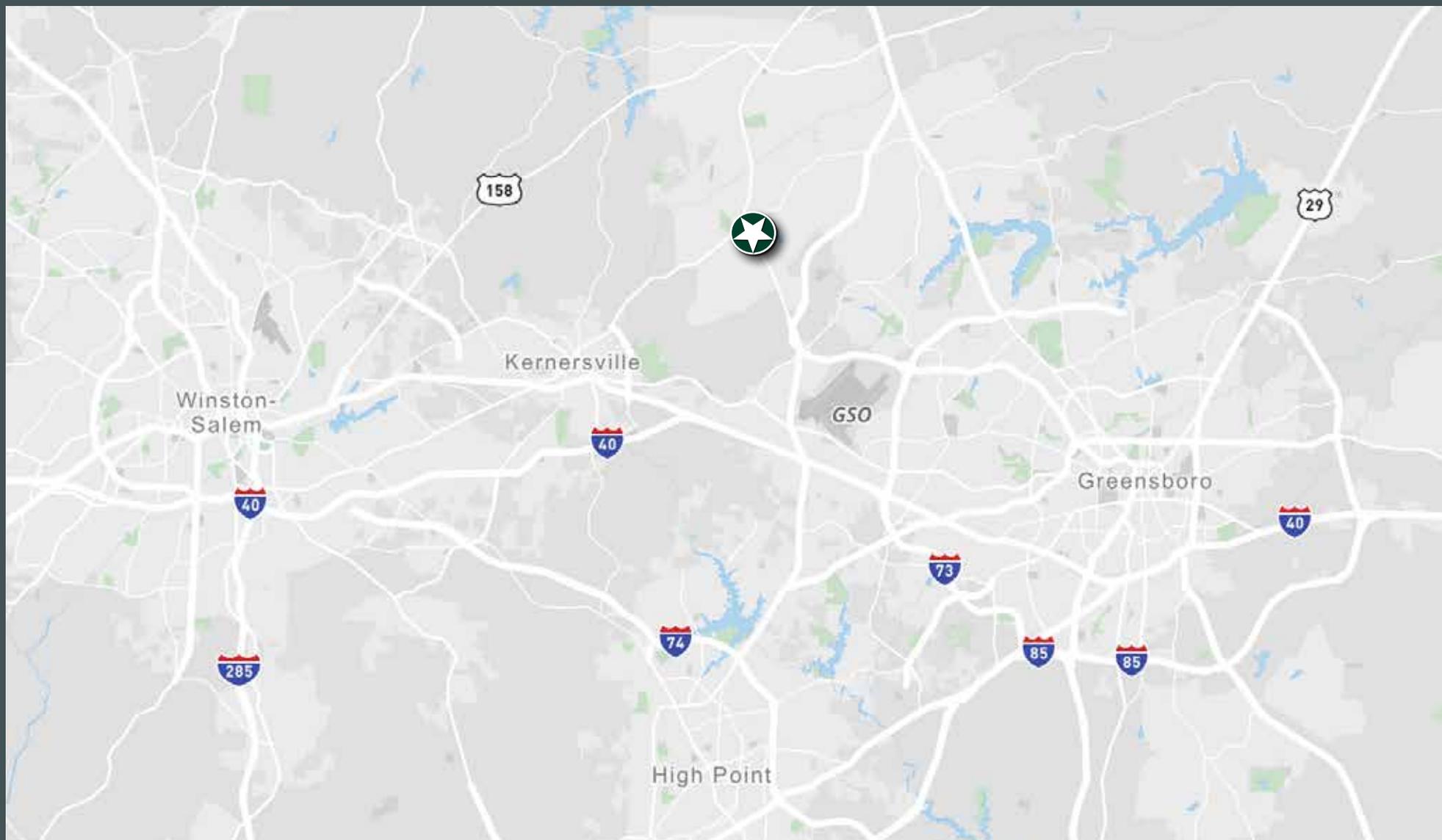
## Contact Us

**Brian Craven**  
Vice President  
+1 336 544 2734  
[brian.craven@cbre-triad.com](mailto:brian.craven@cbre-triad.com)

## Linville Rd. Land Site

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For Sale



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