

LAND FOR SALE

5503 Bragg Blvd

5503 Bragg Blvd, Fayetteville, NC 28303



for more information

NEIL GRANT

Principal / Broker

O: 910.829.1617 x206

C: 910.818.3252

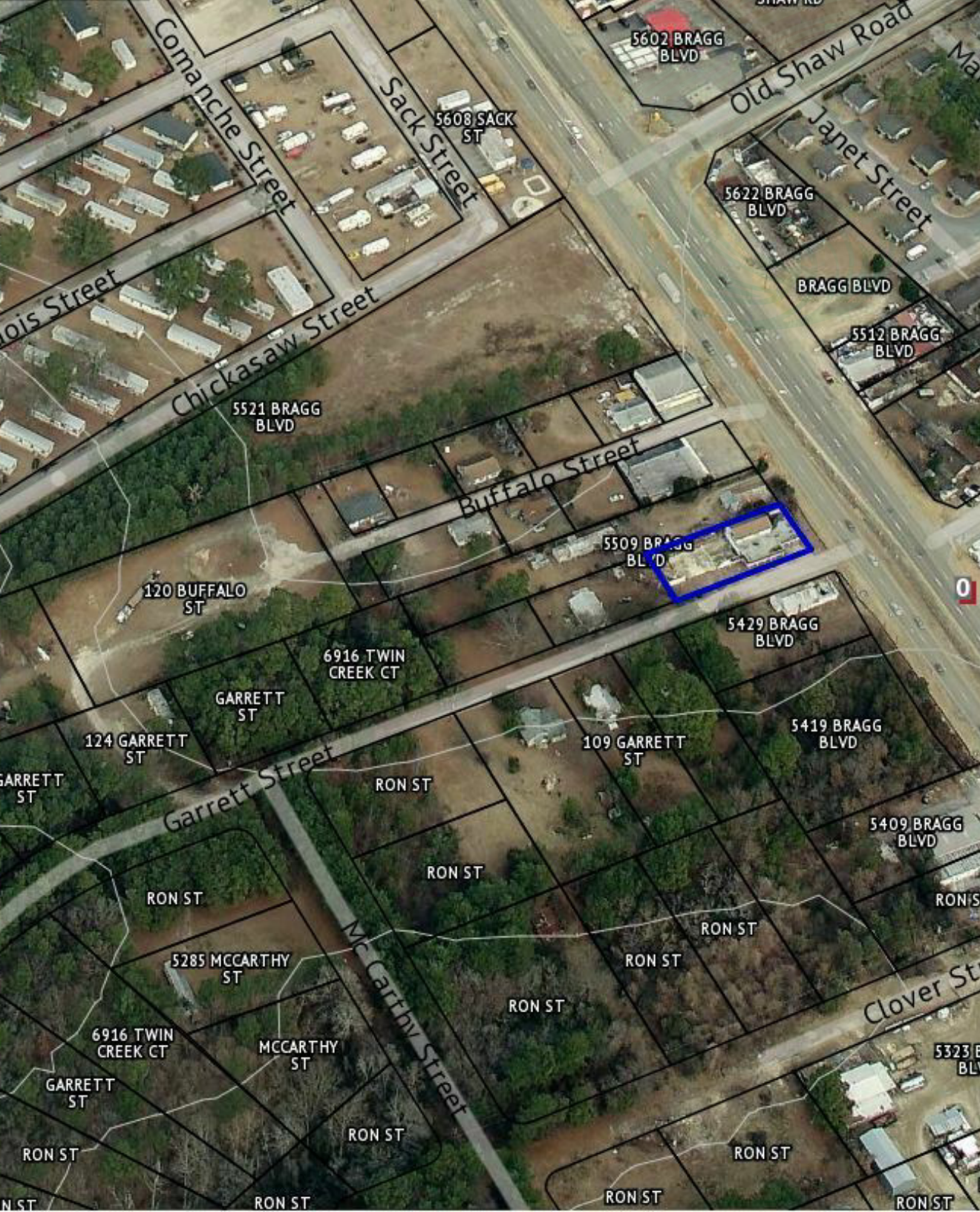
neil@grantmurrayre.com



Grant - Murray
REAL ESTATE, LLC

COMMERCIAL AND INVESTMENT BROKERAGE

150 N. McPherson Church Rd | Fayetteville, NC 28303 | www.grantmurrayre.com



PROPERTY OVERVIEW

Sale Price:	\$99,000
Lot Size:	0.23 Acres
Year Built:	1971
Zoning:	CC
Price / Acre:	\$430,435
Market:	Fayetteville

property description

This .23-acre commercial parcel on Bragg Boulevard offers an exceptional redevelopment opportunity with water and sewer utilities in place. The existing structure on-site is slated for demolition, paving the way for new construction tailored to a variety of commercial uses permitted under CC (Community Commercial) zoning. With its compact size and established infrastructure, the site is well-suited for retail or professional development. Its prominent exposure along Bragg Blvd ensures steady visibility to both local residents and commuters, supported by consistent traffic flow in a well-established corridor. The property's flexible zoning and infrastructure-ready condition streamline the development process for investors and users alike.

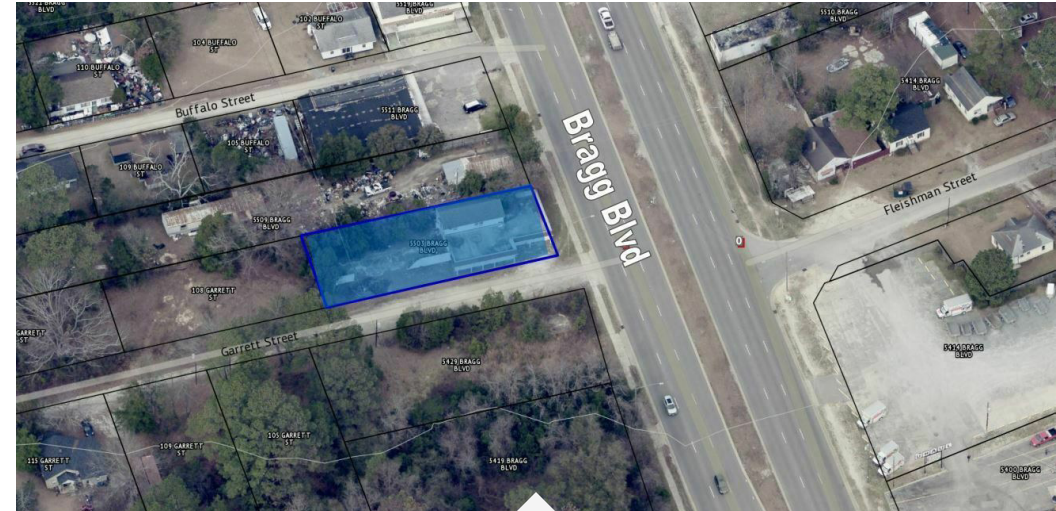
Vacant Commercial Land

5503 BRAGG BLVD, FAYETTEVILLE, NC 28303

PROPERTY DETAILS & HIGHLIGHTS

Building Name	Vacant Commercial Land
Property Type	Land
Property Subtype	Retail
APN	0419-20-6908
Lot Size	0.23 Acres
Year Built	1971
Number of Lots	1
Sale Price	\$ 99,000

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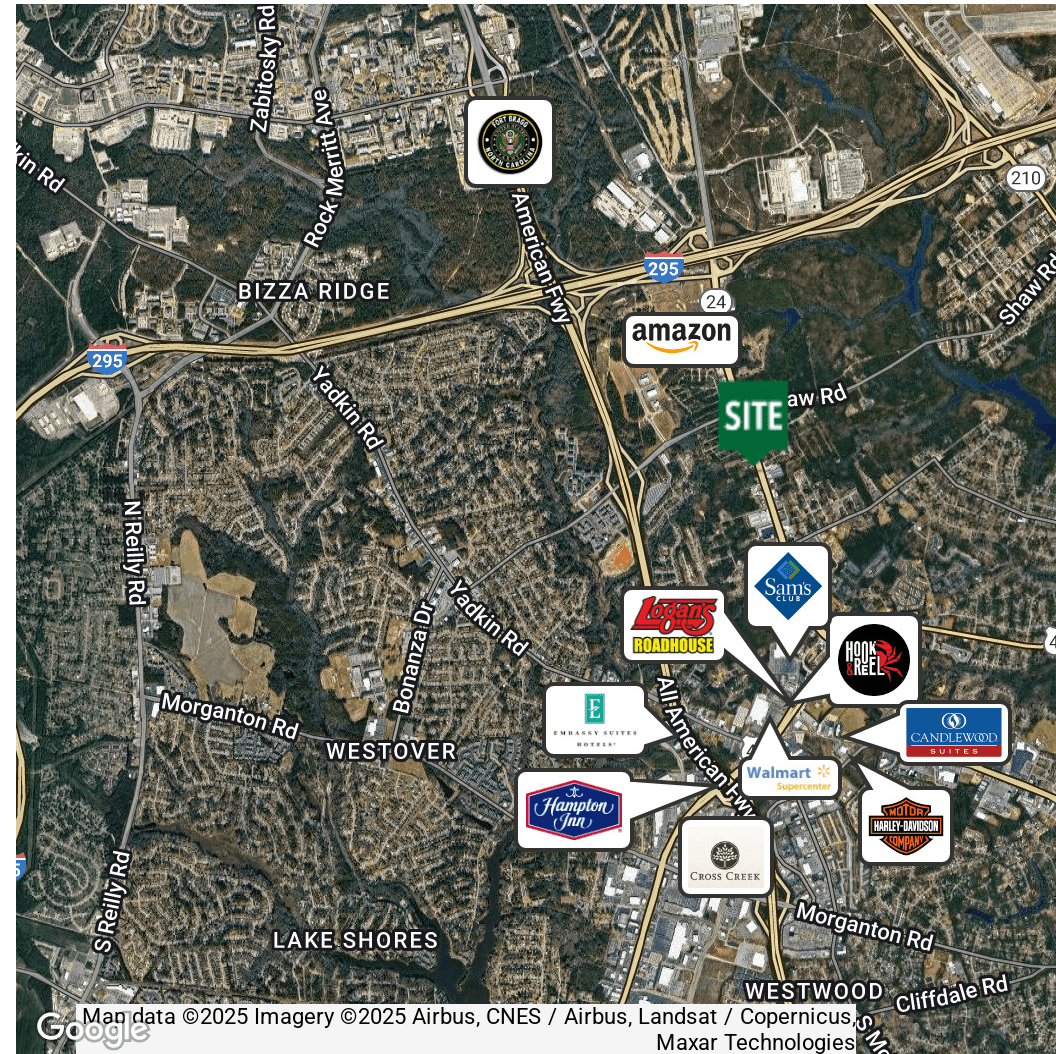
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DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,796	47,182	127,904
Average Age	35	36	36
Average Age (Male)	34	35	35
Average Age (Female)	35	38	38

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,848	18,900	50,807
# of Persons per HH	2.1	2.5	2.5
Average HH Income	\$67,941	\$71,648	\$71,174
Average House Value	\$157,465	\$169,378	\$186,907

Demographics data derived from AlphaMap



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