

LAND FOR SALE 2501 COLEY ROAD

Durham, NC 27703



PROPERTY DESCRIPTION

Land for sale in southeastern Durham County at the intersection of Coley Road and Kemp Road.

PROPERTY HIGHLIGHTS

- ± 101.43 acres
- Adjacent ± 68.94 acres also available
- Rural Residential (RR) zoning (Durham County)
- Proposed Future Land Use: Mixed Use Neighborhood (anticipated adoption December 2022)
- Located within the City of Durham's ETJ
- Parcel ID 194906

OFFERING SUMMARY

Sale Price:

Call Broker

Lot Size:

101.43 Acres



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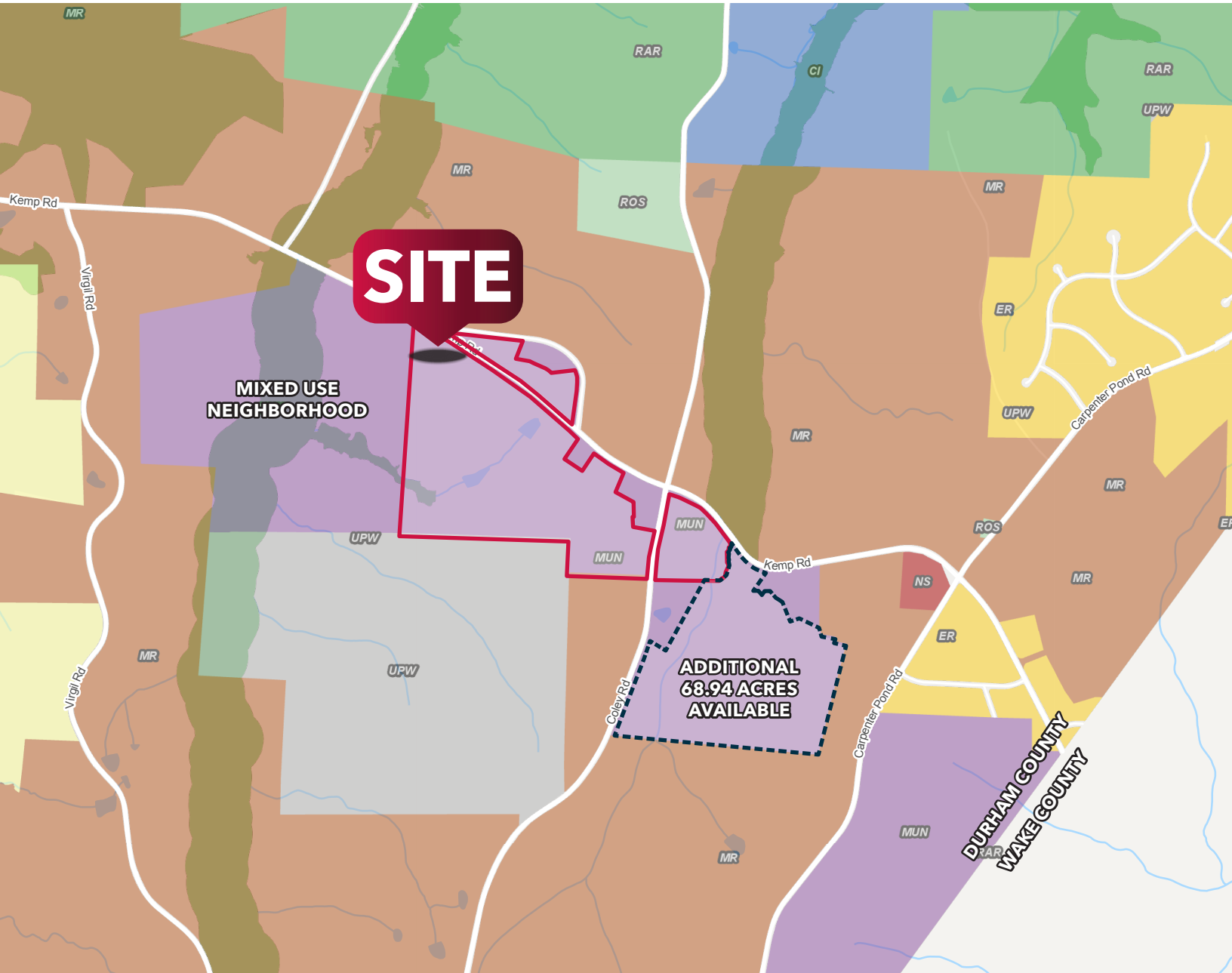
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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice.
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PROPOSED DURHAM FUTURE LAND USE MAP, EXPECTED ADOPTION DECEMBER 2022



Land Use Description: <https://engagedurham.com/wp-content/uploads/2021/11/MUN.pdf>

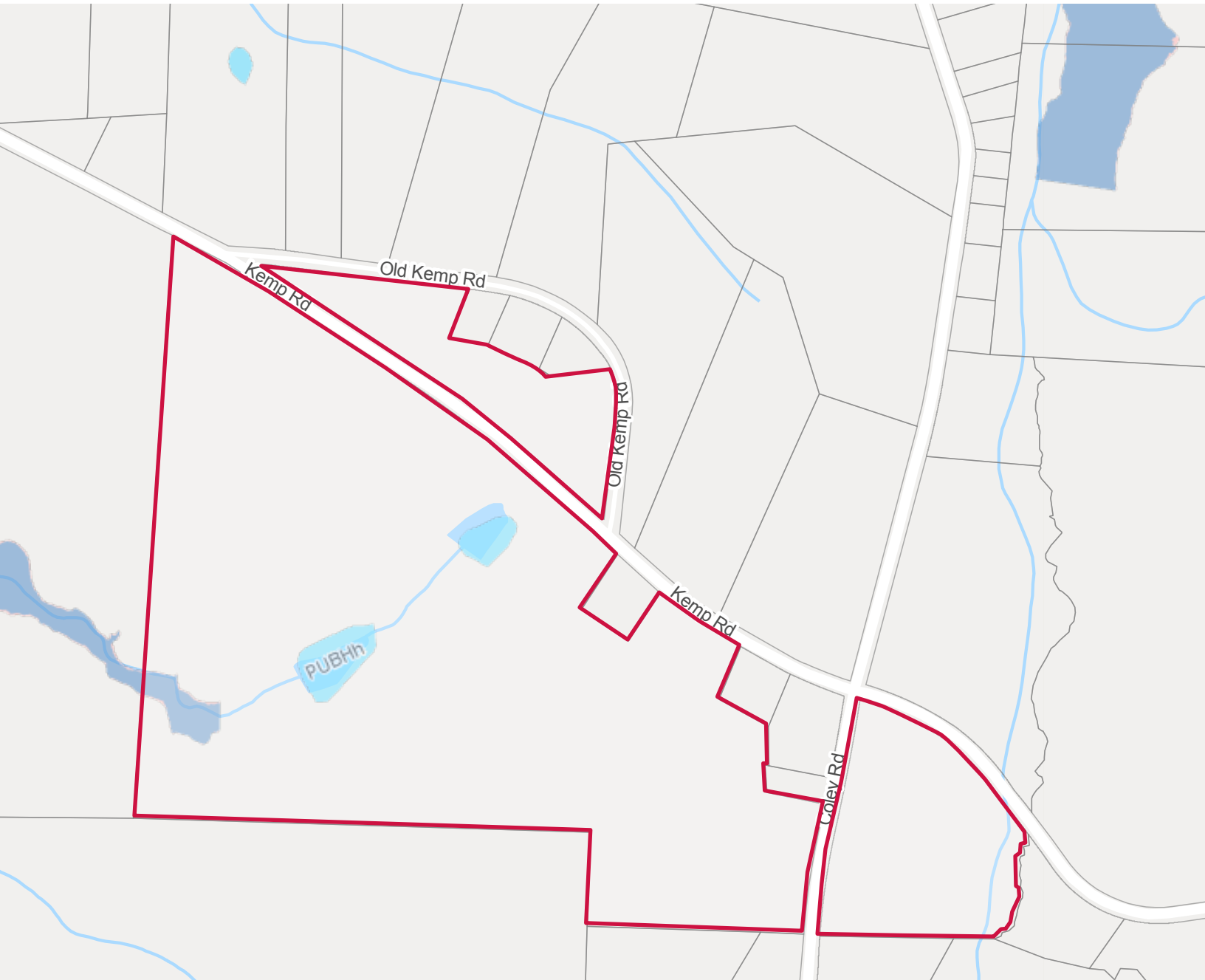
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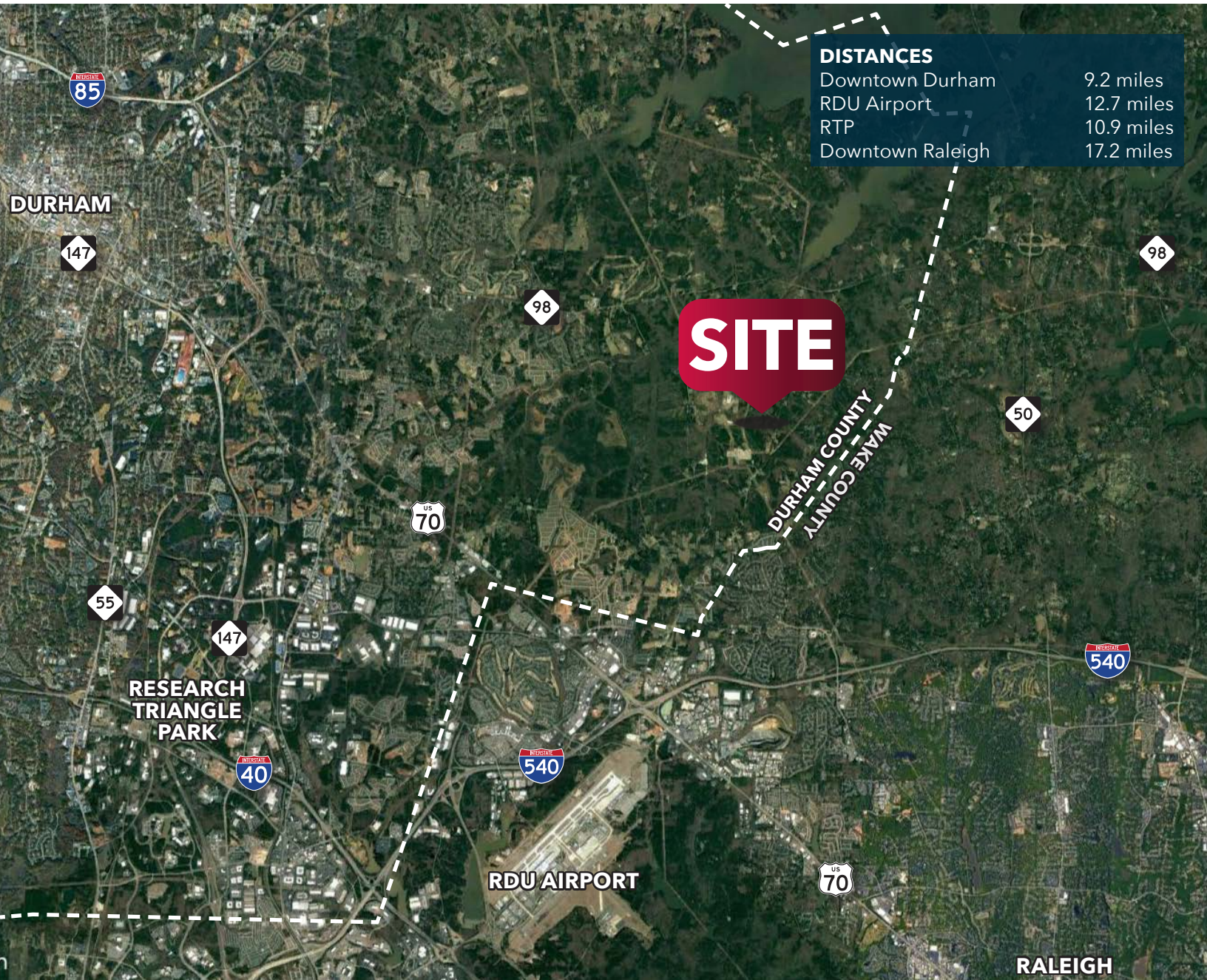
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COMMERCIAL REAL ESTATE SERVICES
RALEIGH DURHAM



DISTANCES

Downtown Durham	9.2 miles
RDU Airport	12.7 miles
RTP	10.9 miles
Downtown Raleigh	17.2 miles

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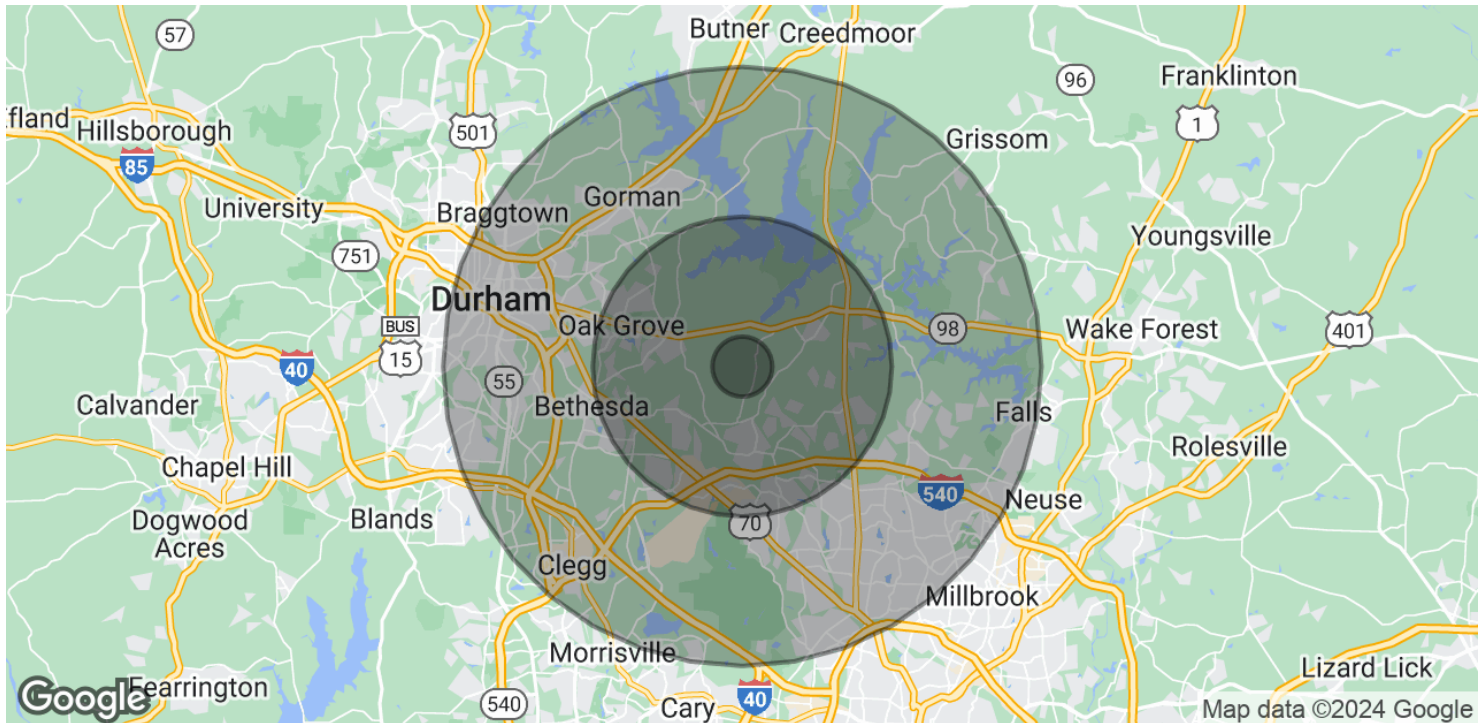
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COMMERCIAL REAL ESTATE SERVICES
RALEIGH DURHAM



POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	262	50,103	250,473
Average Age	40.2	36.2	35.6
Average Age (Male)	40.9	35.6	34.8
Average Age (Female)	39.4	36.8	36.3

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	125	18,850	103,550
# of Persons per HH	2.1	2.7	2.4
Average HH Income	\$76,691	\$106,282	\$84,887
Average House Value		\$314,306	\$289,976

* Demographic data derived from 2020 ACS - US Census

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