



WALDROP PROPERTIES, LLC

Commercial Real Estate Solutions

For Sale

Approximately 20.7 Acres

415 Roberts Road, Newport, NC 28570

- Offering Price: \$3,500,000
- Acreage:
Approximately 20.7 Acres
- Survey: See Below/Attached
- Aerial: See Below/Attached
- Parcel Number:
PIN #633702798421000
- Zoning: CH-Commercial
Highway District
- Wetlands Map:
See Below/Attached
Source: Carleret County NC GIS
- Water/Sewer:
Municipal Water & Sewer
Available
- Signage:
Ground Monument Signage
Available On Hwy 70
Adjacent To Speedway
- Demographics
Population (2022):
3 Mile: 10,512
5 Mile: 18,240
10 Mile: 55,680

Average Household
Income (2022):
3 Mile: \$76,994
5 Mile: \$86,537
10 Mile: \$84,885
Source: Esri Forecasts For 2022

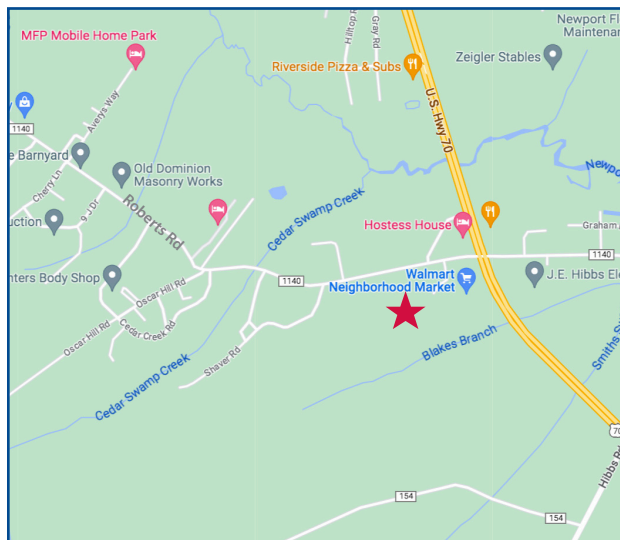
- Location: Approximately
4 Miles To Morehead City

Approximately 2.5 Miles
To Future Hwy 70 By-Pass
(Estimated Completion – 2024)

Approximately 6 Miles To
Main Gate at Cherry Point

- Comments:
GFL Environmental Borders
The Property To The West,
Croatan National Forest
Borders The Property To
The East

3700 Computer Dr., Suite 240
Raleigh, NC 27609
Office: 919-645-1605
Fax: 919-645-1606
www.waldropproperties.com



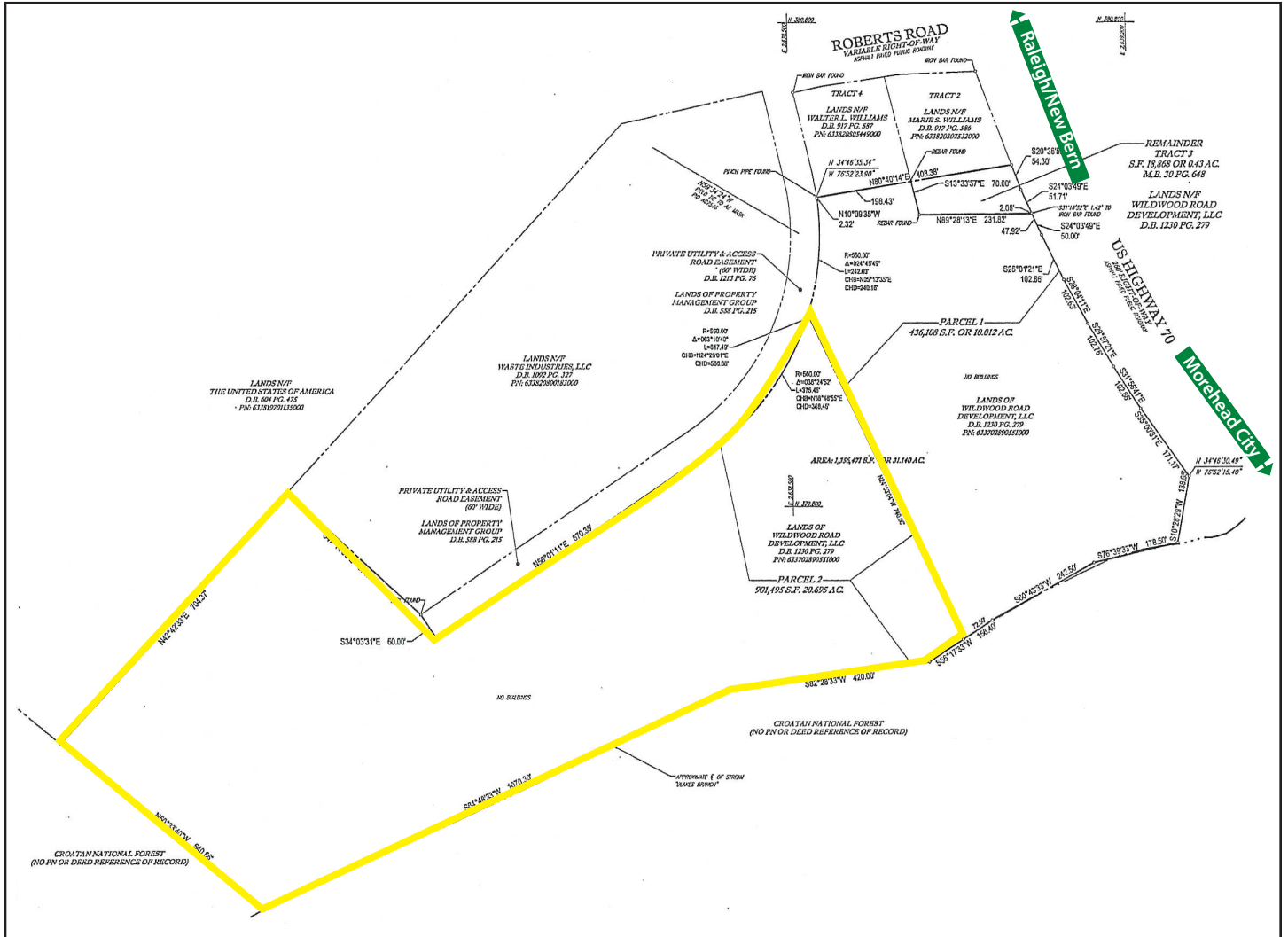
for more information contact

Michael Waldrop at 919-645-1605
michael@waldropproperties.com

The information contained herein has been obtained from sources deemed reliable, however, no representation or warranty, either expressed or implied, is made as to its completeness or accuracy. Prospective buyers should make their own investigations to ascertain the accuracy of the material contained herein. This offering is subject to change, correction or withdrawal.

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Newport, NC 28570



Survey

for more information contact

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 michael@waldropproperties.com

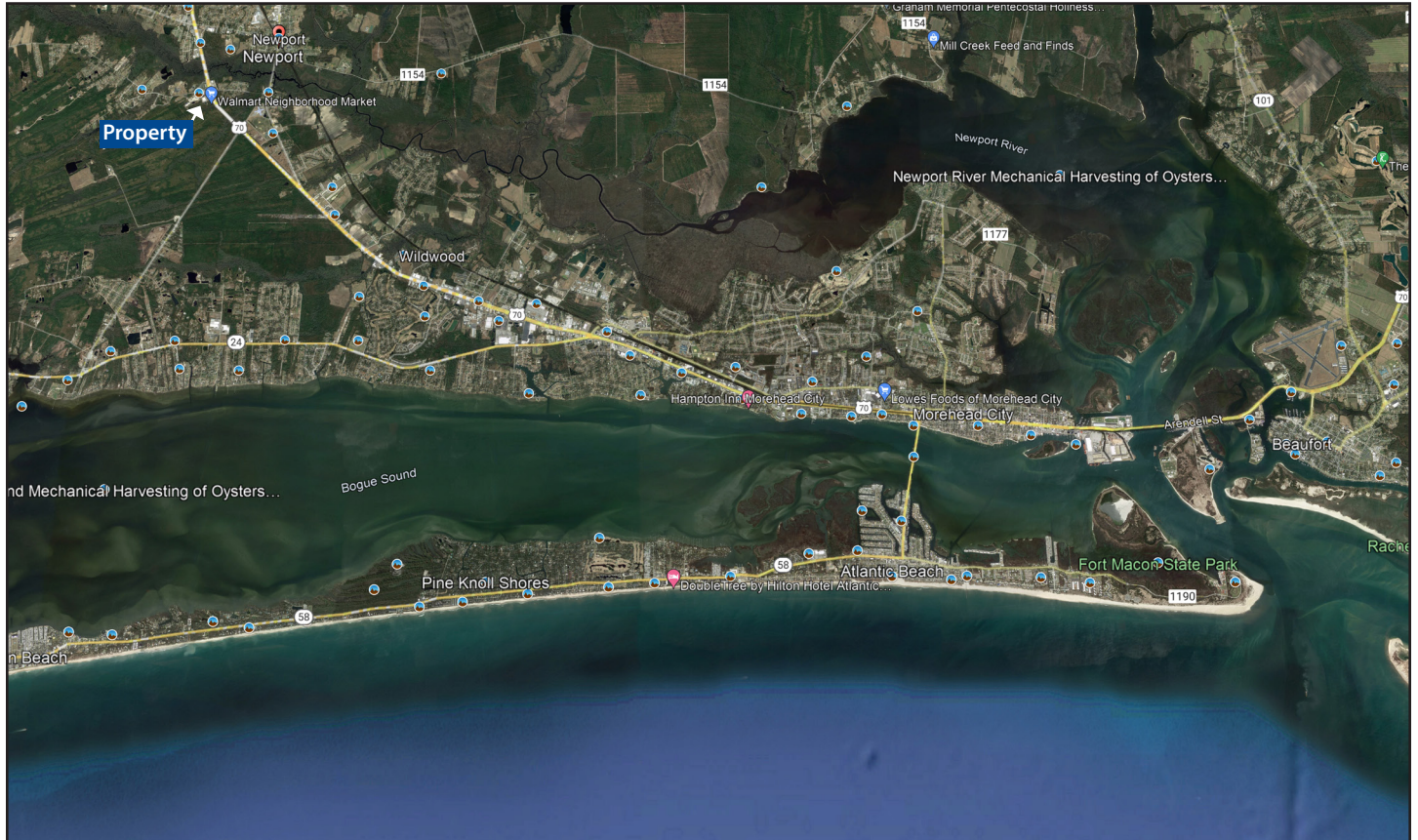
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Aerial

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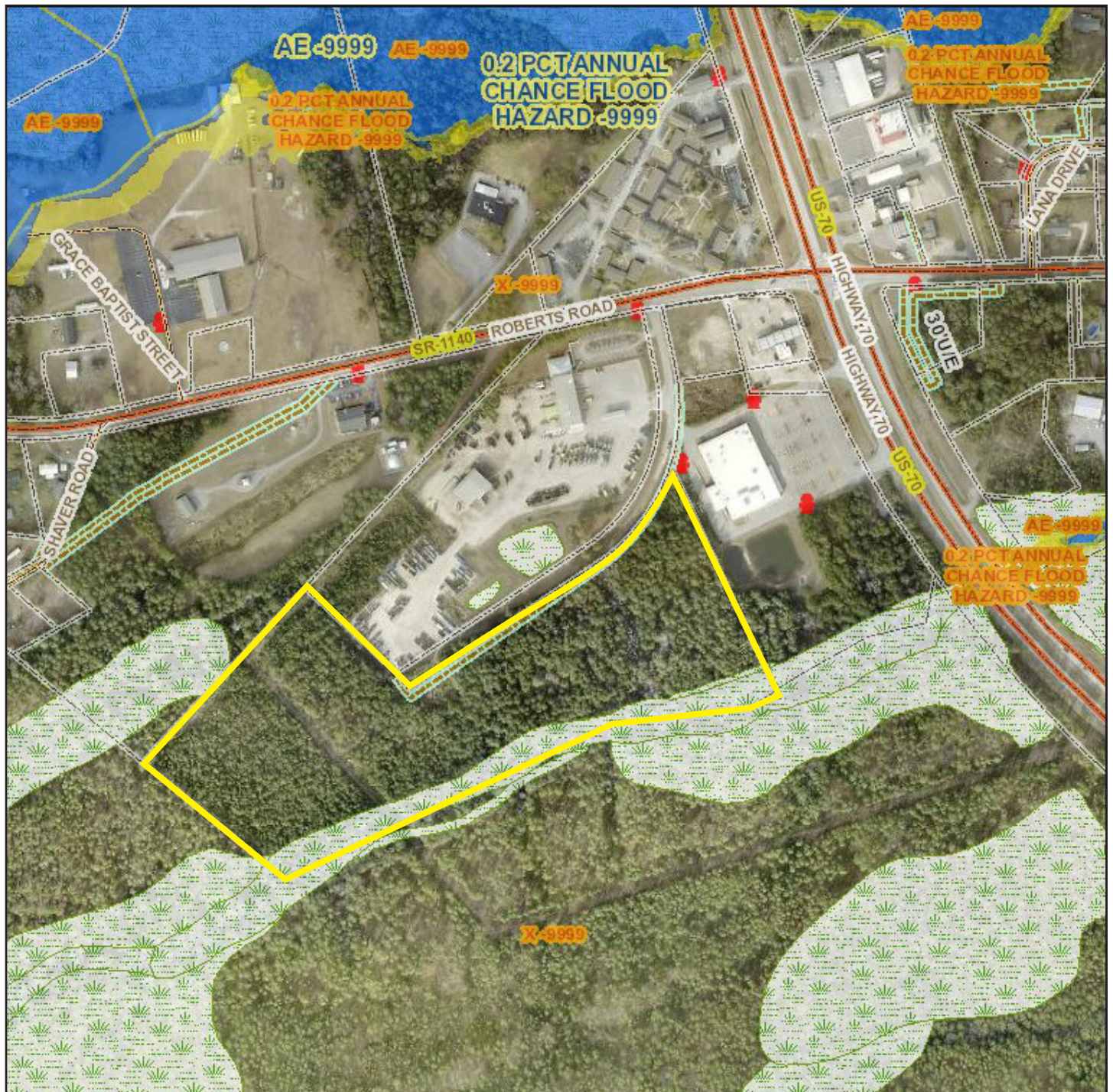
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Wetlands/Flood Map

Source: Carteret County GIS

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