

Maiden Land

5380 WA WOODARD DR , Maiden NC 28650

CONFIDENTIAL PROPERTY EVALUATION

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ARDOR COMMERCIAL
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Maiden Land

CONTENTS

01 Executive Summary

Investment Summary

02 Location

Location Summary

03 Property Description

Property Features
Property Images

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MAIDEN LAND

Executive Summary
Investment Summary

01

OFFERING SUMMARY

ADDRESS	5380 WA WOODARD DR Maiden NC 28650
PRICE	\$2,382,000
PRICE PSF	\$1.38
LAND SF	1,730,639 SF
LAND ACRES	39.73
ZONING TYPE	R-40

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2025 Population	505	7,597	20,974
2025 Median HH Income	\$70,377	\$81,756	\$87,605
2025 Average HH Income	\$96,013	\$113,018	\$121,894

- Nestled at 5380 Washington Woodard Drive in Maiden, NC, this expansive parcel is a blank canvas waiting for your creative touch. With a mix of open fields, rolling terrain, and wooded areas, the possibilities are endless. Whether you envision a luxurious private estate, a thriving residential community, or a flourishing agricultural enterprise, this property offers the space and flexibility to bring your dreams to life. Enjoy breathtaking views and easy access to Lake Norman for endless recreational opportunities.
- Zoned Residential 40, this property is ideal for single-family homes, estates, or potential subdivision (pending county approval). Situated with road frontage on Business Highway 16, accessibility is a breeze. Nearby availability of public water and electricity makes development convenient, with a septic system required (buyer to verify perk test). With the Denver, NC area experiencing a surge in demand, savvy developers will recognize the lucrative investment potential this property holds.

MAIDEN LAND

02 Location

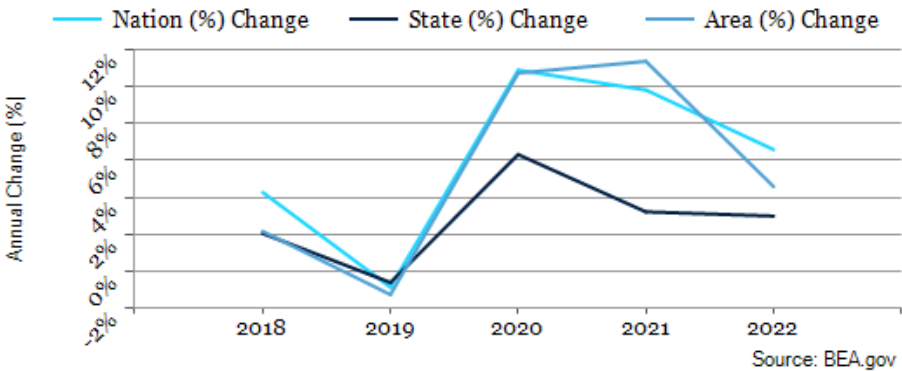
Location Summary

- Prime location with accessibility to major highways.
Development potential.

Largest Employers

Ingles Markets, Inc.	500,999
Haywood Regional Medical Center	500,999
County of Haywood	500,999
Consolidated Metco Inc.	500,999
Apple Inc.	1,000
CommScope, Inc.	1,000
Corning Inc.	1,000
Haywood County Schools	1,000

Catawba County GDP Trend



MAIDEN LAND

03

Property Description

Property Features

Property Images

PROPERTY FEATURES	
LAND SF	1,730,639
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ZONING TYPE	R-40





