

FOR SALE

Chestnut Street Assemblage
Greensboro, NC 27405

NAIPiedmont Triad



Land | 5.88 Acres

- Infill Residential Development Tract
- Addresses: 677 Chestnut St, 679 Chestnut St, 681 Chestnut St, 699 YY Chestnut St, 700 720 N Church St, 303 Leftwich St
- Land Size: 5.88+/- acres
- Zoning: RM-18
- Historic District Designation - Dunleath
- Ideal townhome development in keeping with historic district
- Close proximity to Downtown Greenway
- 5 miles from the Urban Loop
- 3 miles from I-40
- Less than 1 mile / 5 minutes from Downtown Greensboro

SALES PRICE: \$2,200,000

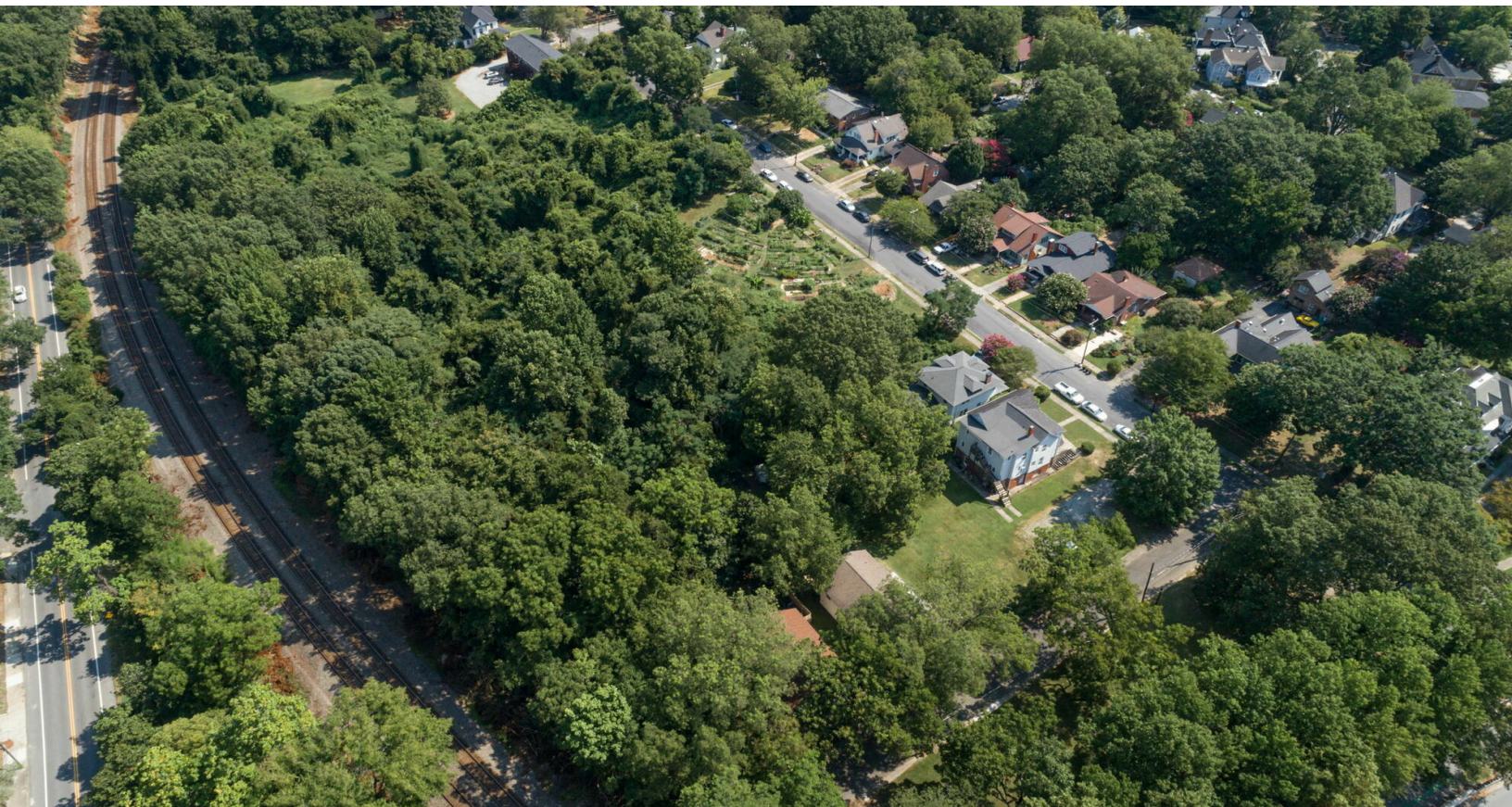


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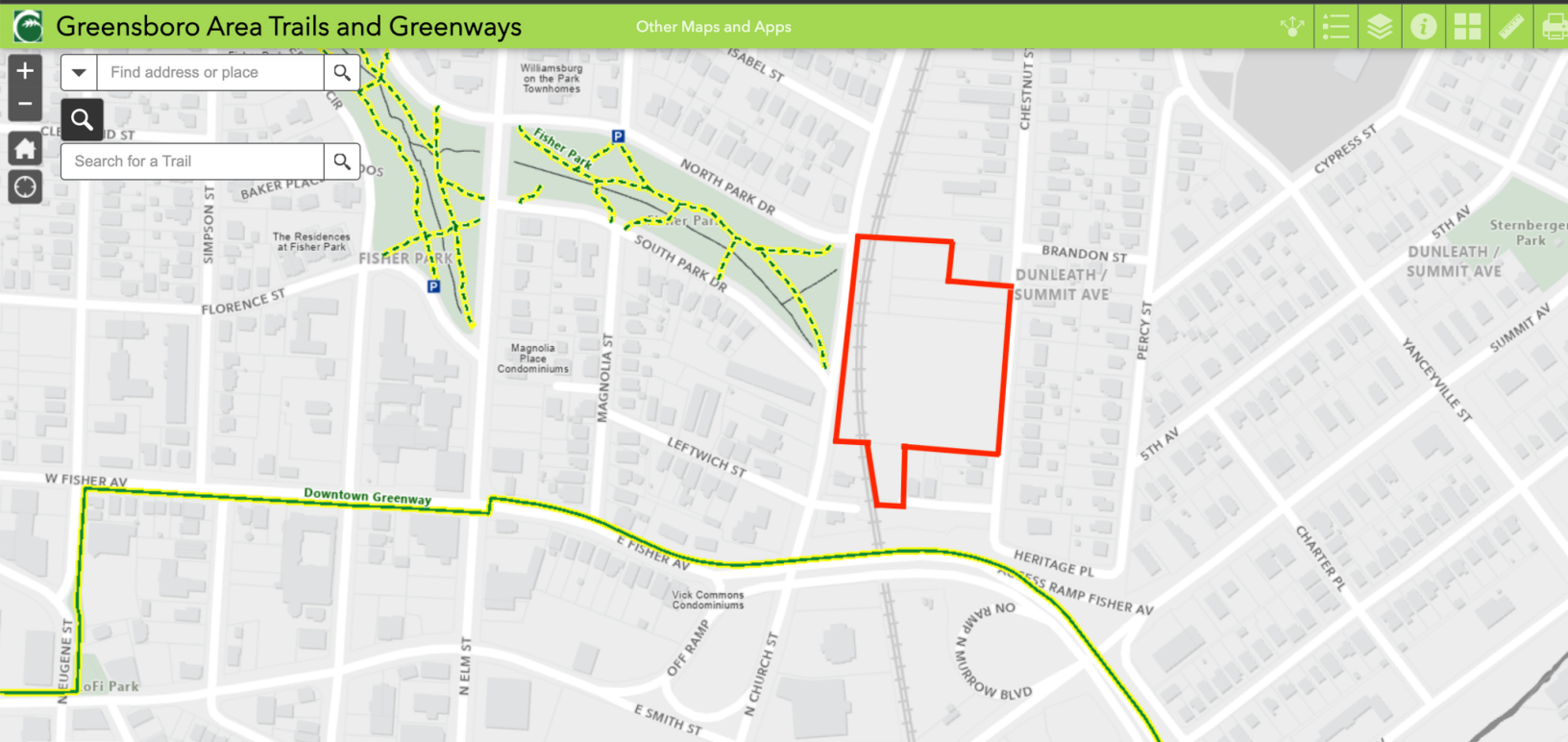
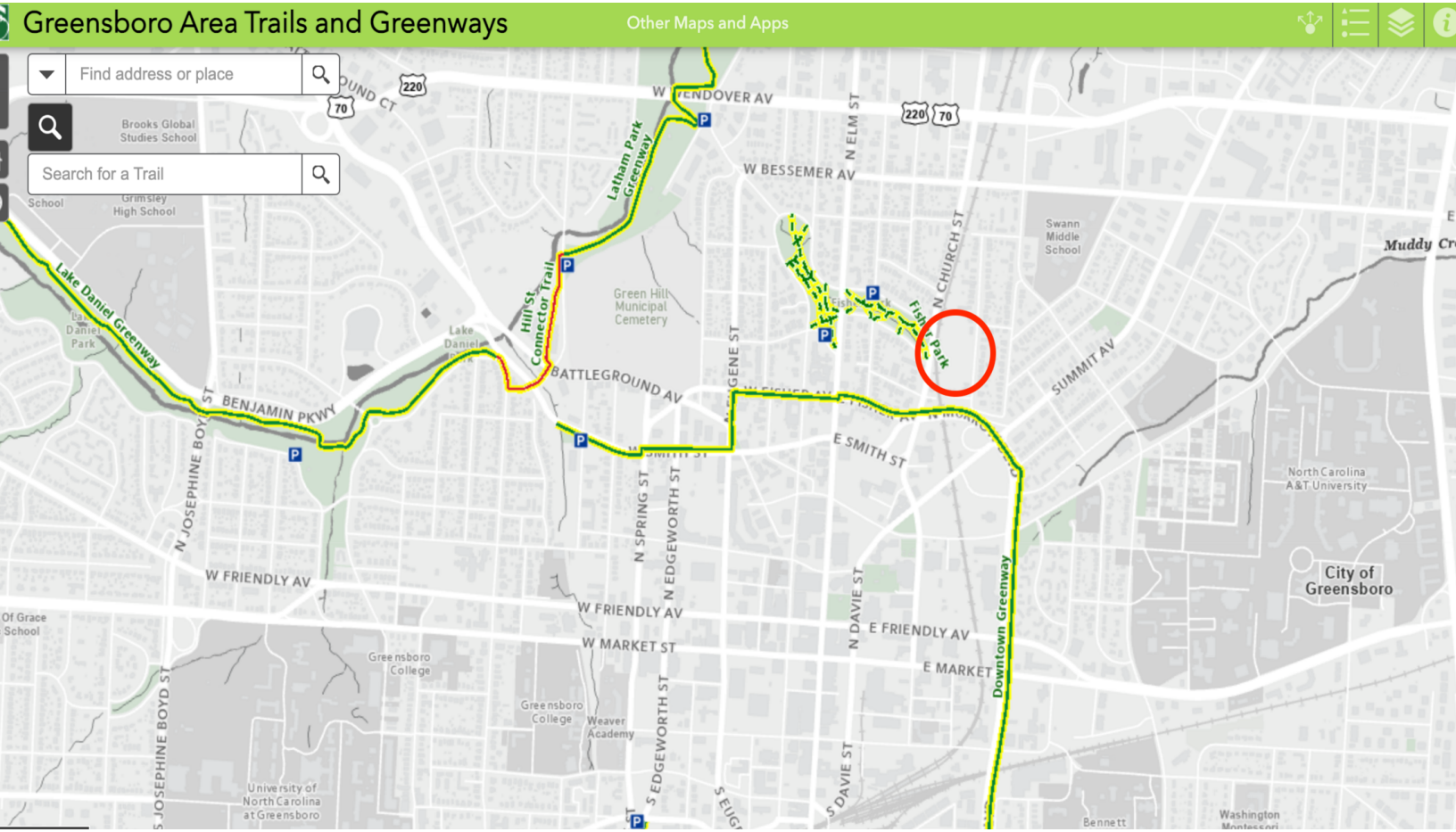
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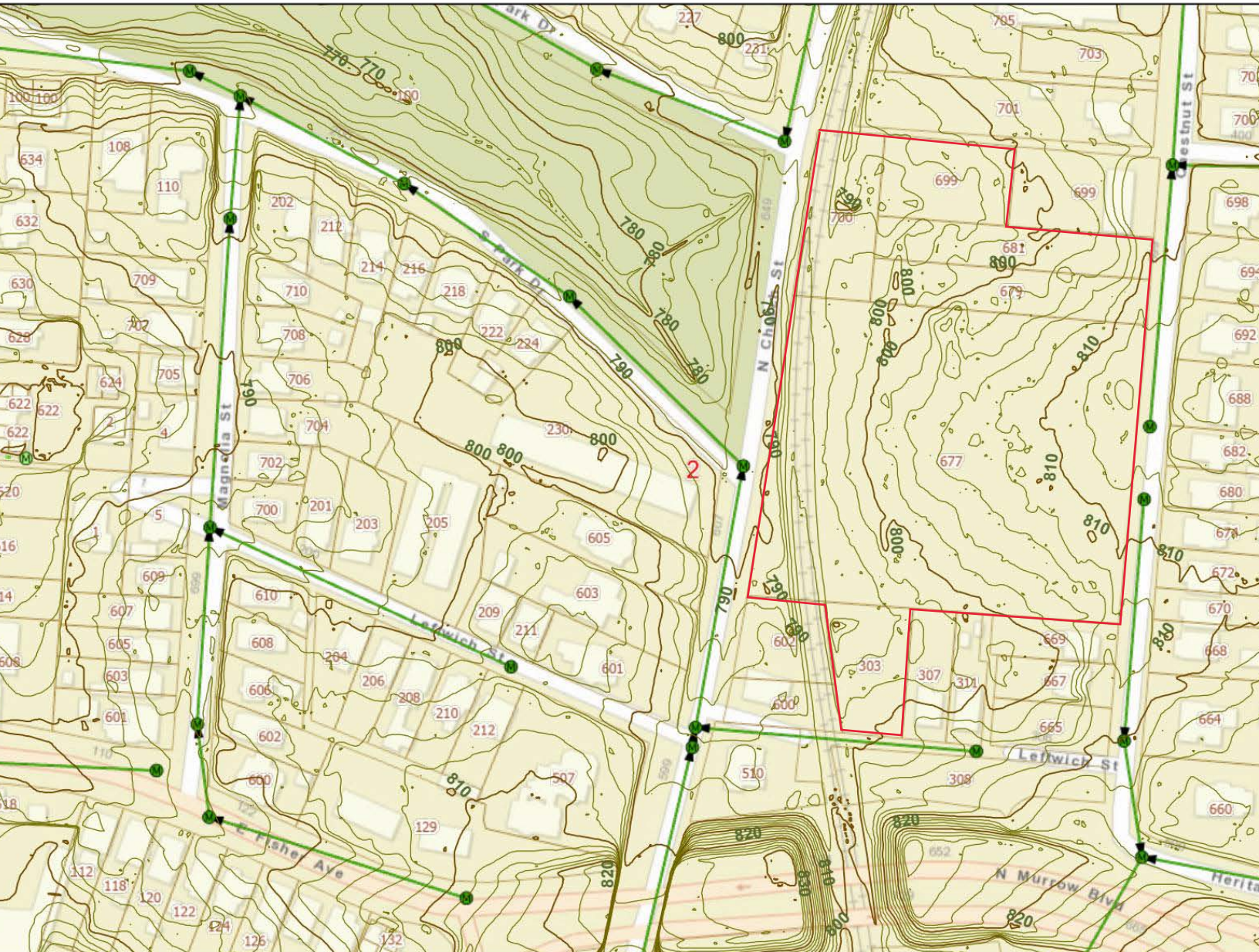
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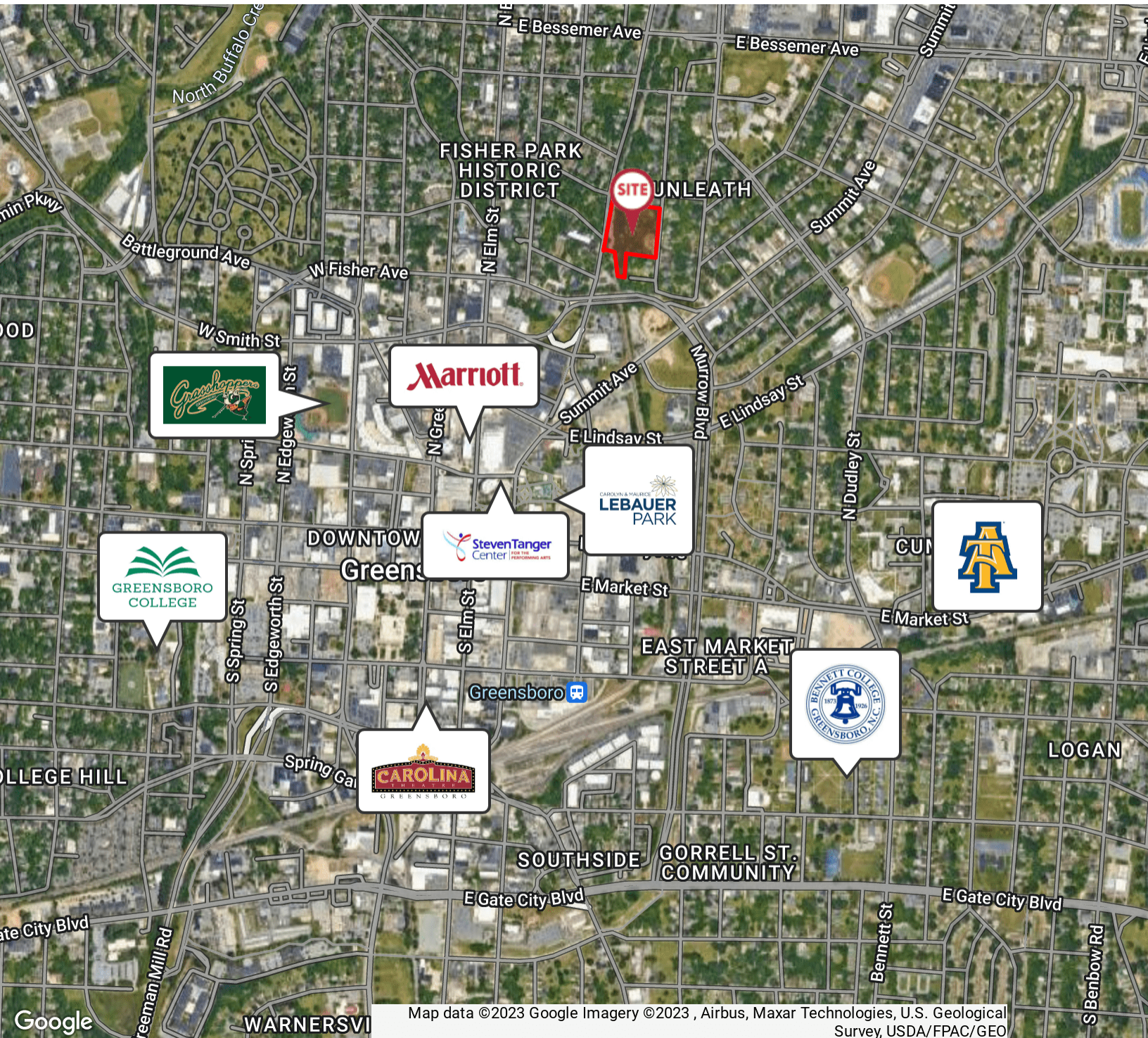


SEWER AVAILABILITY

Chestnut St

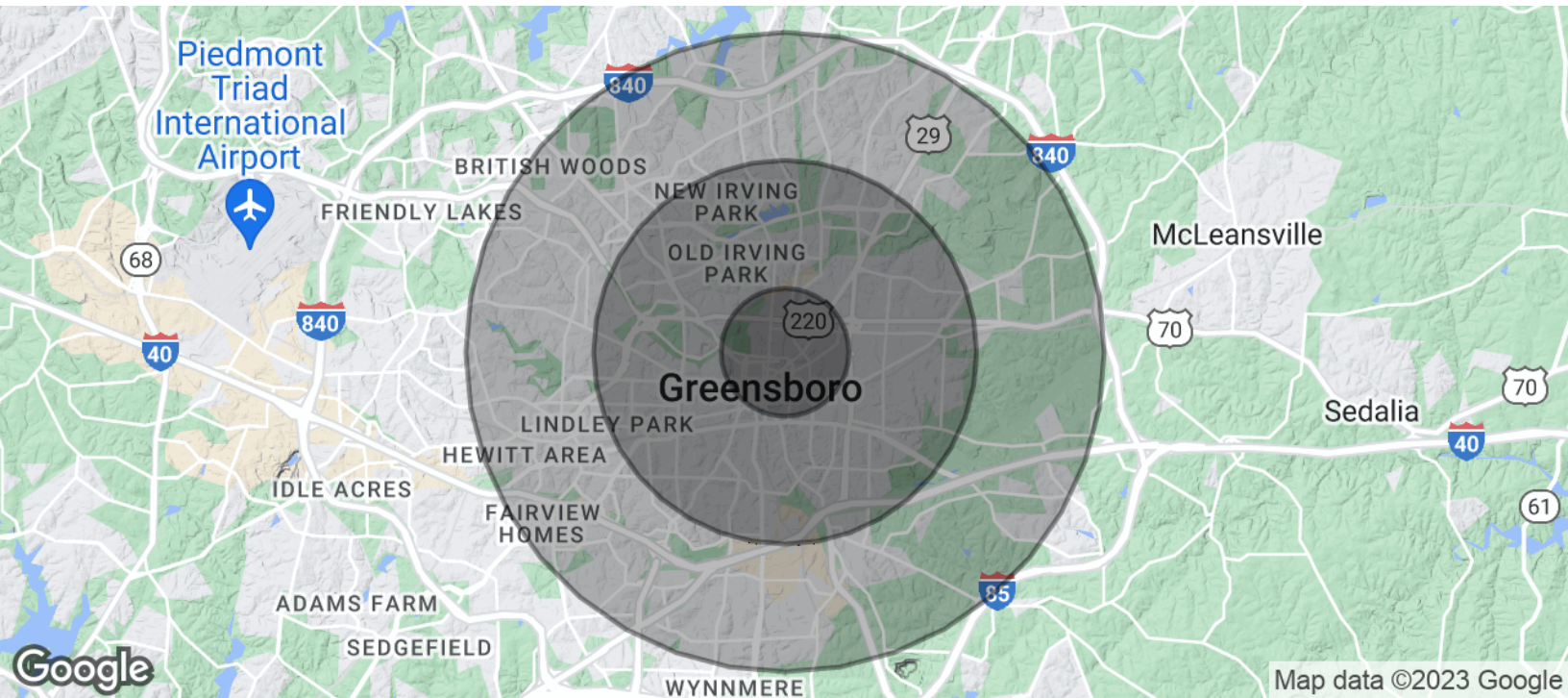


RETAILER MAP



Map data ©2023 Google Imagery ©2023, Airbus, Maxar Technologies, U.S. Geological Survey, USDA/FPAC/GEO

DEMOGRAPHICS MAP & REPORT



Population	1 Mile	3 Miles	5 Miles
Total Population	12,275	90,326	188,076
Average Age	29.7	33.5	35.2
Average Age (Male)	28.4	31.8	33.3
Average Age (Female)	30.8	34.9	36.9

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	4,563	37,654	82,613
# of Persons per HH	2.7	2.4	2.3
Average HH Income	\$56,879	\$54,630	\$59,040
Average House Value	\$173,341	\$149,537	\$151,939

* Demographic data derived from 2020 ACS - US Census