

347 OAKDALE RD

CHARLOTTE, NC 28216



PROPERTY DESCRIPTION

The property at 347 Oakdale Rd, Charlotte, NC, 28216, presents a valuable investment opportunity for prospective land or residential investors. Zoned R-4, this plot offers versatile development potential in the coveted Charlotte area. With its prime location, this property is perfectly situated to capitalize on the thriving real estate market in the region. Its strategic positioning provides easy access to various amenities, allowing for a seamless and convenient lifestyle for potential occupants.

PROPERTY HIGHLIGHTS

- Zoned R-4 for versatile development opportunities
- Prime location in the thriving Charlotte area
- Convenient access to amenities and major thoroughfares
- Ideal for residential or mixed-use development
- Potential for high ROI in the dynamic real estate market

OFFERING SUMMARY

Sale Price:	\$350,000
Lot Size:	59,371 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	1,761	63,309	252,666
Total Population	4,291	148,110	580,031
Average HH Income	\$50,923	\$64,126	\$82,208



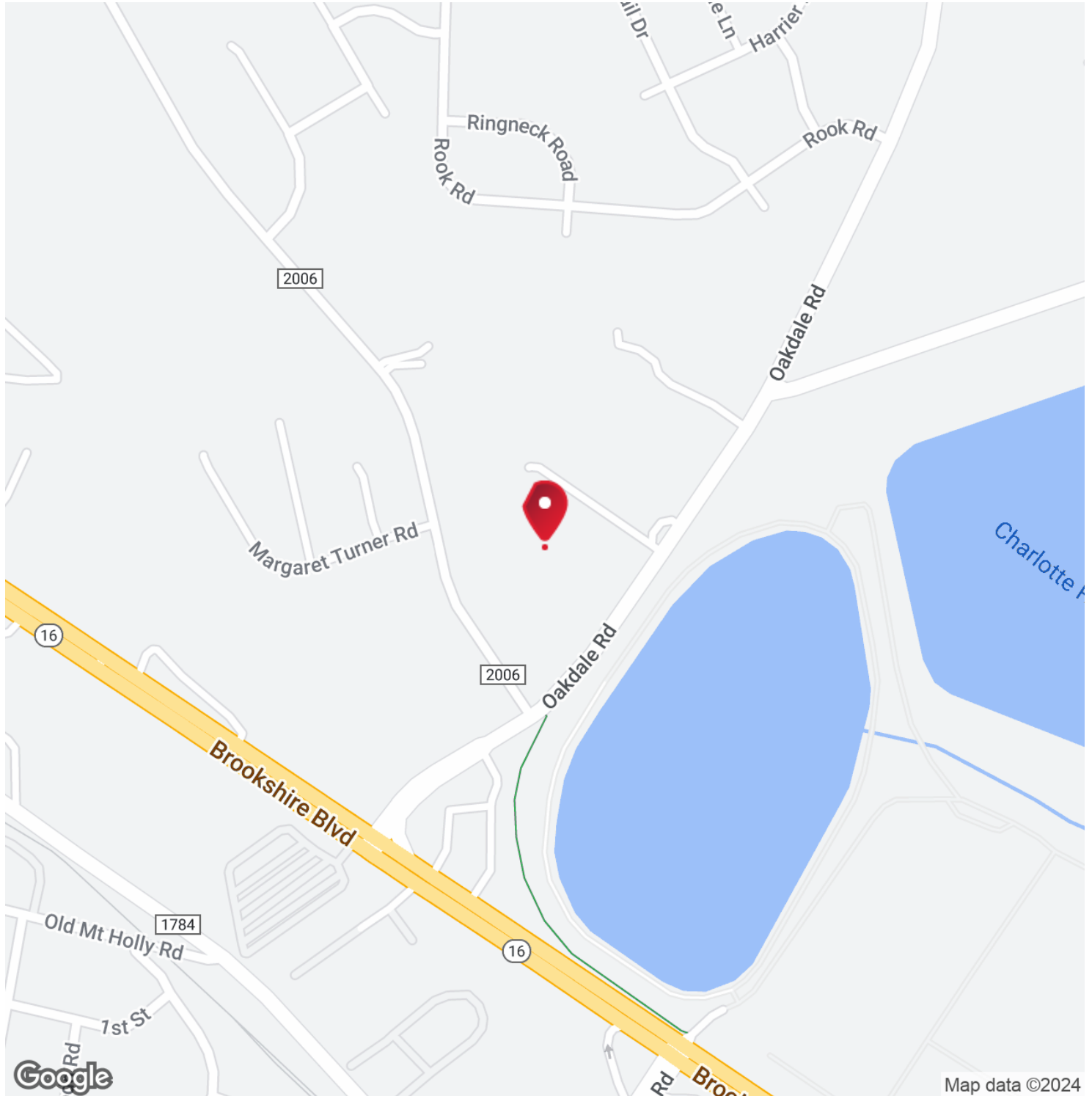
EXECUTIVE
Each office independently owned and operated

19600 W Catawba Ave
Cornelius, NC 28031

SCOTT MLADENIK
Broker-In Charge - Commercial Division
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	4,291	148,110	580,031
Average Age	34.3	34.7	35.0
Average Age (Male)	30.5	33.8	34.1
Average Age (Female)	40.7	36.5	36.2
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	1,761	63,309	252,666
# of Persons per HH	2.4	2.3	2.3
Average HH Income	\$50,923	\$64,126	\$82,208
Average House Value	\$104,076	\$156,369	\$247,716

* Demographic data derived from 2020 ACS - US Census



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