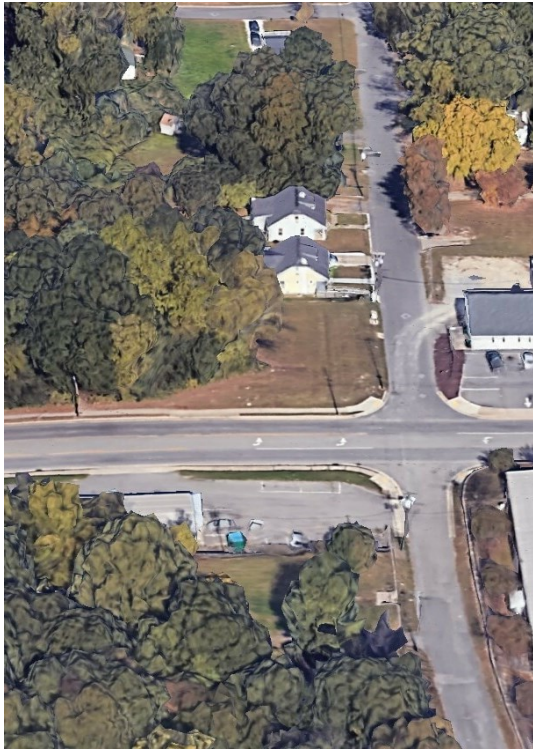




Gaston Avenue/Schruggs Street Vacant Land

235 N Scruggs St, Gastonia, NC 28052



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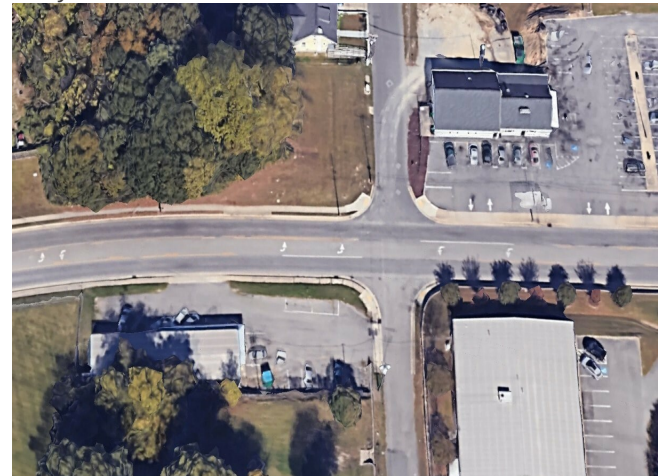


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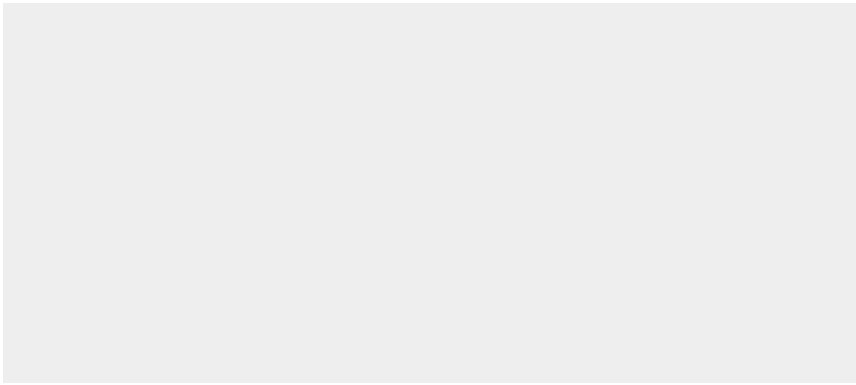
\$100,000

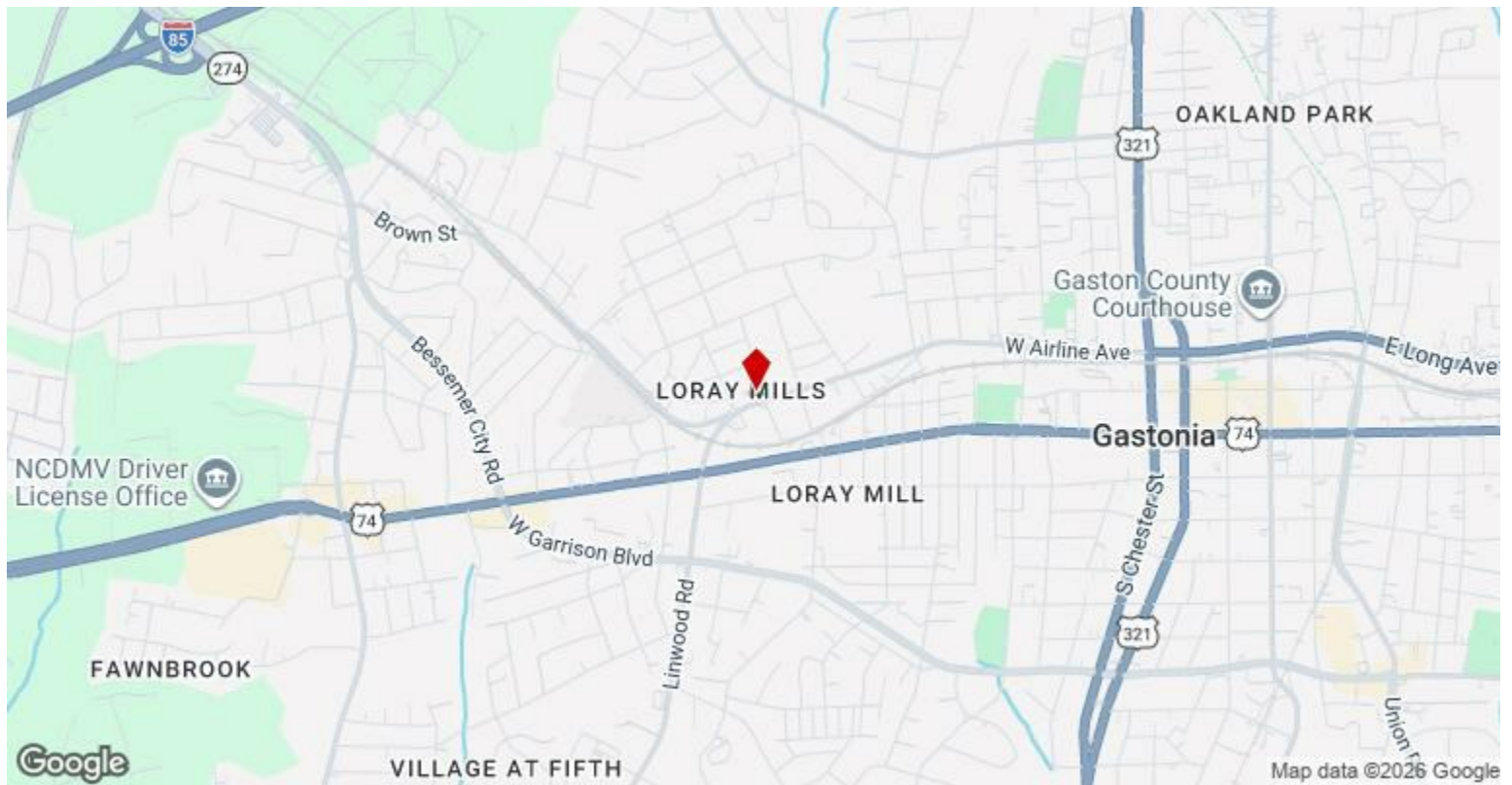
N. Scruggs Street and Gaston Avenue, offering an excellent development opportunity in an area experiencing significant public and private investment. C-3 Commercial zoning provides flexibility for a variety of potential commercial concepts, subject to applicable City of Gastonia zoning and development regulations. The site benefits from its proximity to: Downtown Gastonia FUSE – Franklin Urban Sports & Entertainment District CaroMont Health Park Professional baseball and sports events Durty Bull Brewing Company Downtown restaurants, bars and entertainment Growing downtown residential projects Trenton Mill redevelopment Loray Mill Franklin Boulevard commercial corridor Major transportation connections throughout Gastonia and the Charlotte region The property is particularly well suited for a retail, restaurant, service, office, food & beverage or other neighborhood-serving commercial concept looking to capitalize on Downtown Gastonia's continued growth....

- Prominent corner location at N. Scruggs Street & Gaston Avenue
- Located in near the Downtown Gastonia market
- Minutes from CaroMont Health Park
- Close to the FUSE District
- Near Downtown restaurants, breweries and entertainment
- Part of the broader Downtown Gastonia revitalization story



Price:	\$100,000
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	
Sale Type:	Investment or Owner User
Total Lot Size:	0.43 AC
No. Lots:	1
Zoning Description:	C-3





235 N Scruggs St, Gastonia, NC 28052

Property Photos



Property Photos



Property Photos

