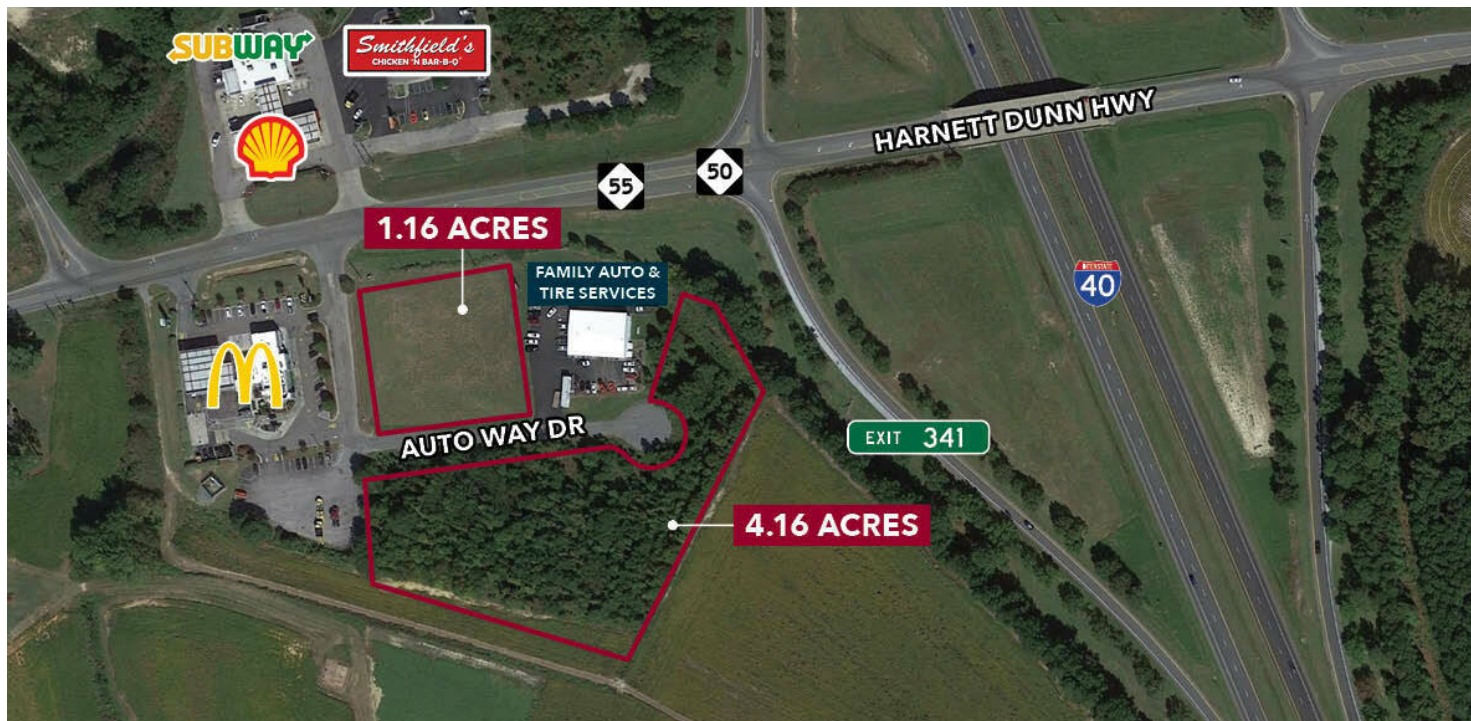


LAND FOR SALE AUTO WAY DR

Newton Grove, NC 28366

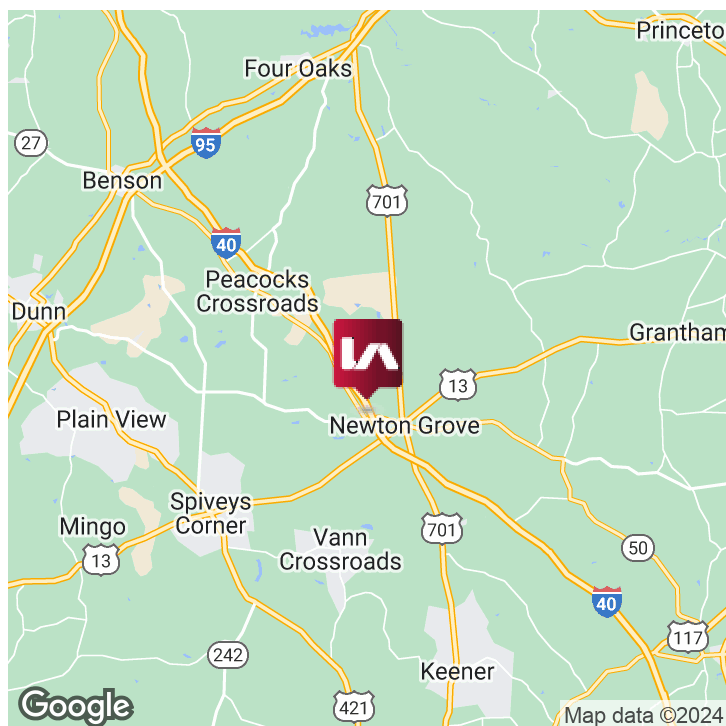


PROPERTY DESCRIPTION

Land for sale at I-40 and NC 55 Hwy in Newton Grove.

PROPERTY HIGHLIGHTS

- Two lots totaling 5.32 acres at the intersection of I-40 and NC 55/NC 50 Hwy
- Lot 1 is 1.16 acres
- Lot 2 is 4.16 acres
- Ideal for convenience store, sit down restaurant, or retail
- Quick-service restaurant not permitted
- 20,000+ vehicles per day on I-40
- Water and sewer available
- Auto Way Drive is dedicated easement
- Located in Newton Grove city limits
- Sampson County Parcel ID 11002626803
- Sale Price: \$700,000



Russell Stewart, SIOR, JD
rstewart@lee-associates.com
O: 919.576.2506
C: 919.909.9779

Moss Withers, SIOR, MBA
mwithers@lee-associates.com
O: 919.576.2501
C: 919.576.2501

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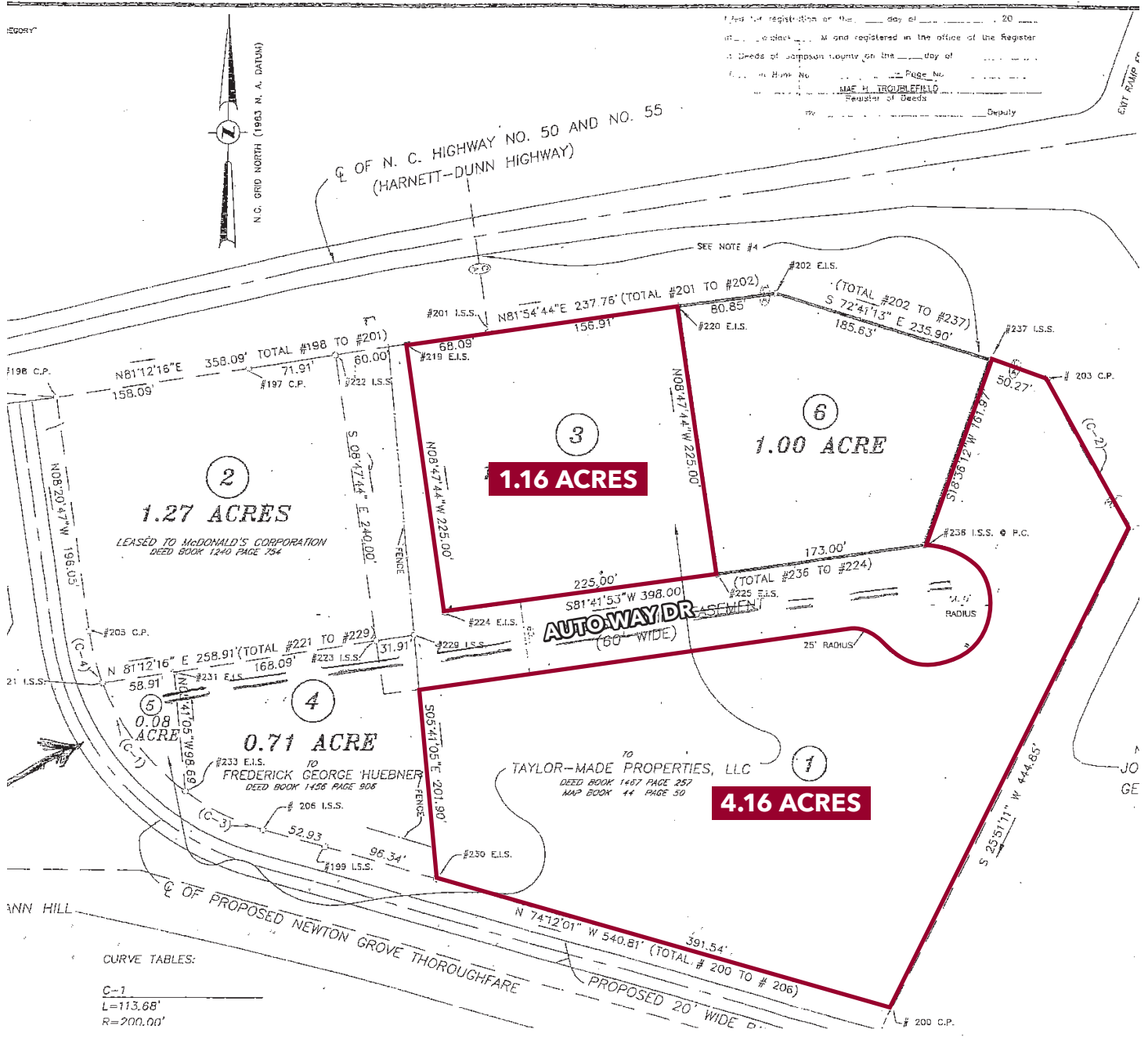
LAND FOR SALE AUTO WAY DR

Newton Grove, NC 28366



COMMERCIAL REAL ESTATE SERVICES
RALEIGH DURHAM

919-772-6



Russell Stewart, SIOR, JD
rstewart@lee-associates.com
O: 919.576.2506
C: 919.909.9779

Moss Withers, SIOR, MBA
mwithers@lee-associates.com
O: 919.576.2501
C: 919.576.2501

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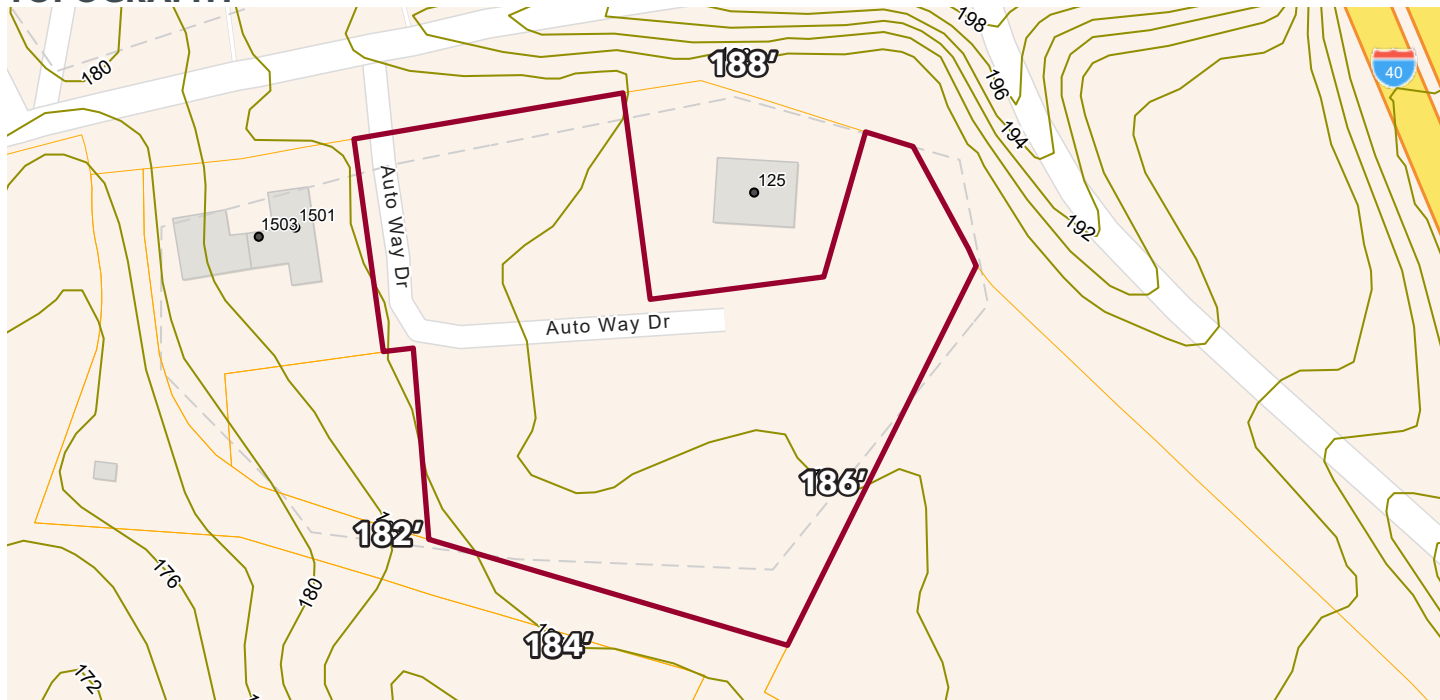
LAND FOR SALE AUTO WAY DR

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COMMERCIAL REAL ESTATE SERVICES
RALEIGH DURHAM

TOPOGRAPHY



CITY LIMITS



Russell Stewart, SIOR, JD
rstewart@lee-associates.com
O: 919.576.2506
C: 919.909.9779

Moss Withers, SIOR, MBA
mwithers@lee-associates.com
O: 919.576.2501
C: 919.576.2501

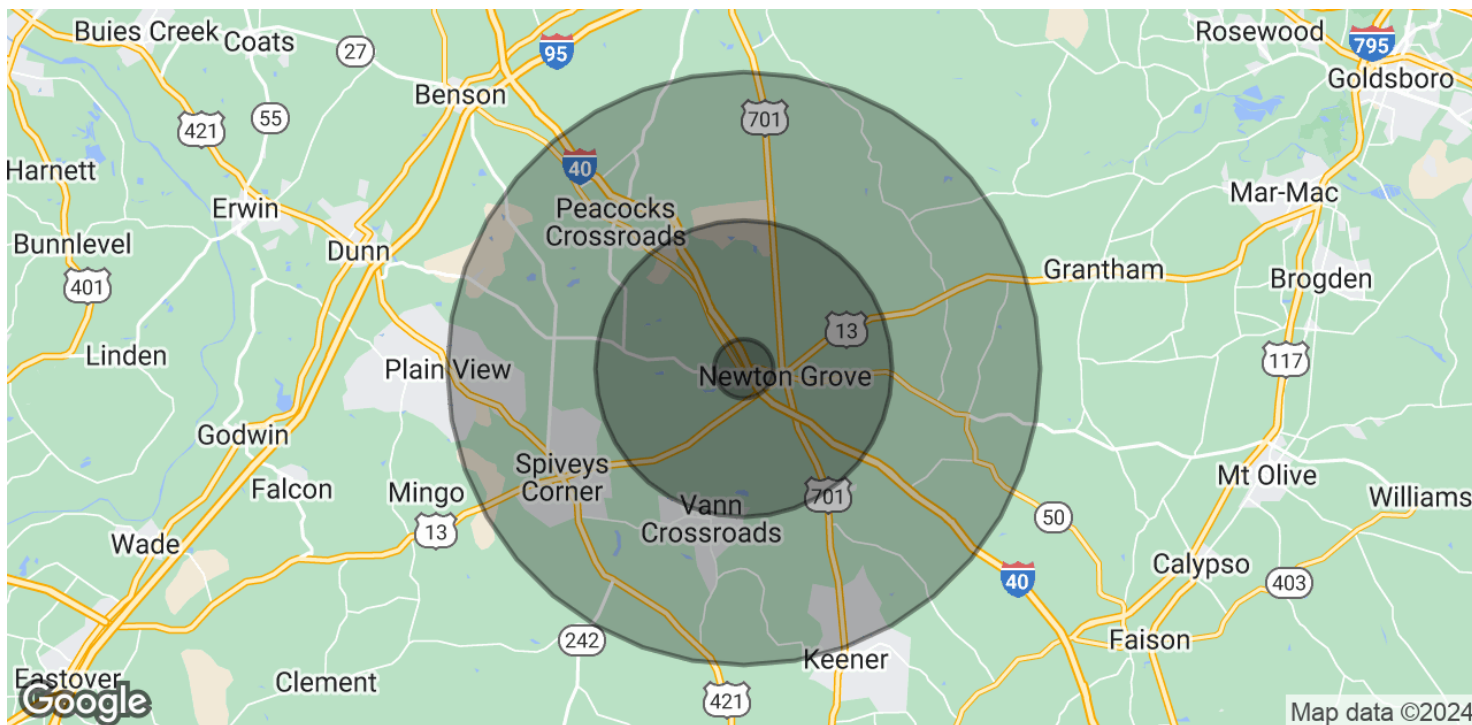
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COMMERCIAL REAL ESTATE SERVICES
RALEIGH DURHAM



POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	343	4,057	17,134
Average Age	49.4	47.6	41.5
Average Age (Male)	56.4	50.2	43.3
Average Age (Female)	41.8	44.6	39.7

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	186	2,214	8,115
# of Persons per HH	1.8	1.8	2.1
Average HH Income	\$52,532	\$47,973	\$48,934
Average House Value	\$122,784	\$110,078	\$122,441

* Demographic data derived from 2020 ACS - US Census

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