



15221 Albemarle Rd

15221 Albemarle Rd, Charlotte, NC 28227



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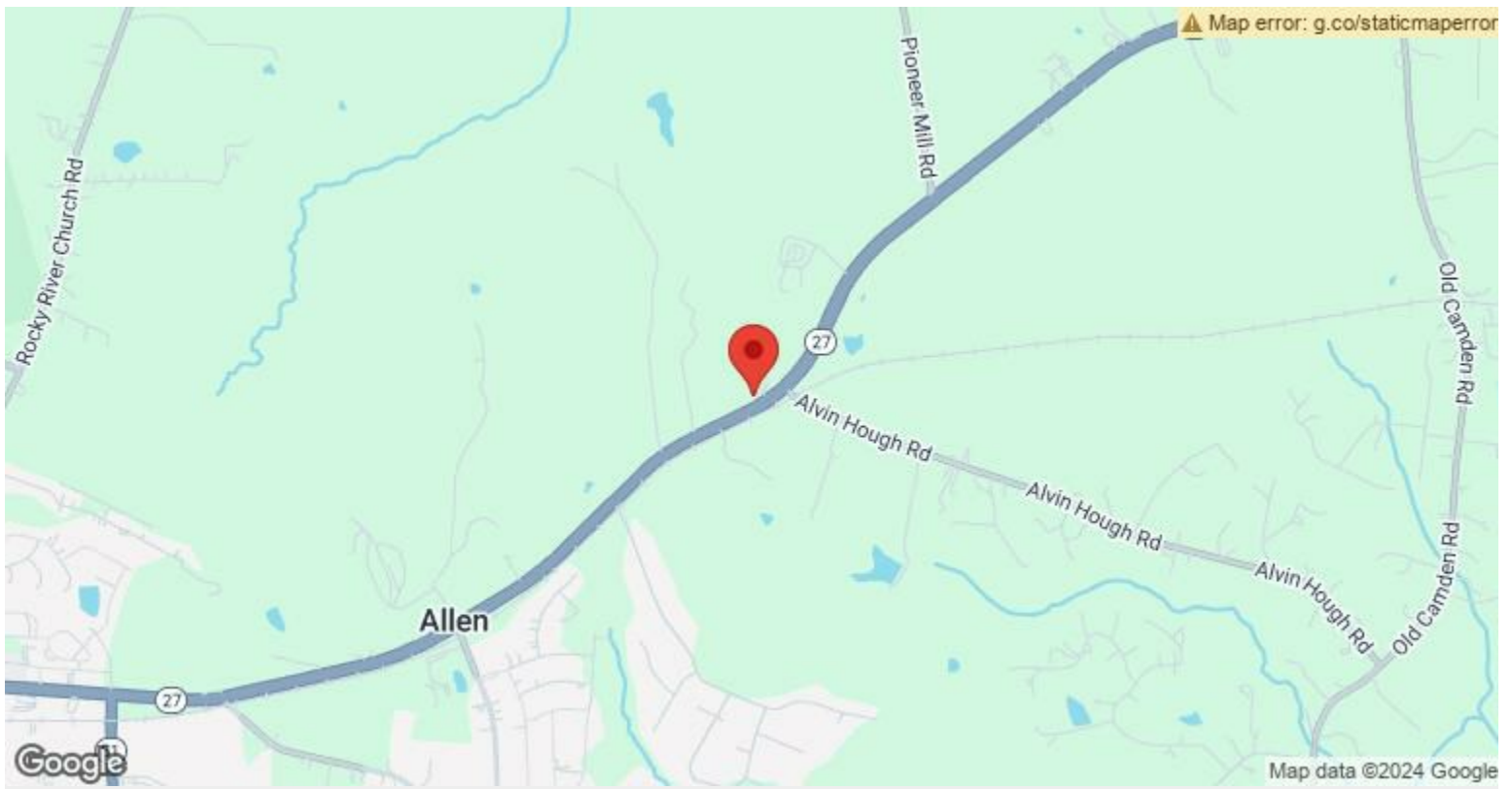
\$4,950,000

Development opportunity for this Assemblage with Albemarle Road and Howell Center Drive Frontages. Over 32 acres of primarily flat acreage covering Mecklenburg and Cabarrus counties. One third is cleared. Properties are located between Cabarrus Rd and I-485. Mixed zoning, including new higher density Mecklenburg Co. Residential N1A and Cabarrus Co. OI, is conducive for an attractive Master Plan. Additional parcels included: Mecklenburg County #111-251-20, #11125117 & 11125122; Cabarrus County #55241487870000, 55241536630000 & 55242413190000. Public Sewer would need to be located to property or Private System needed....

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- Close to Retail Shopping, Dining, Hospital, I-485 approx. 6 min. Cresswind Charlotte SF Community, Vista Park Apts.
- Avg. Daily Traffic Count: 20,320.

Price:	\$4,950,000
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	Commercial
Sale Type:	Investment
Total Lot Size:	32.00 AC
No. Lots:	1
Zoning Description:	OI; N1A
APN / Parcel ID:	111-251-20



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