

# FOR SALE: +/- 28.24 RIVERFRONT ACRES

1233 CASTLE HAYNE ROAD

WILMINGTON, NC | NEW HANOVER COUNTY







## SUMMARY

ADDRESS	1233 Castle Hayne Rd Wilmington, NC 28401   New Hanover County
SIZE	<ul style="list-style-type: none"> <li>± 28.24 Acres Approx. 12.5 “usable” acres. See Wetlands and Flood Zone Map.</li> <li>± 12,500 SF Warehouse Building</li> </ul>
PRICE	\$2,195,000
ZONING	I-2 (Industrial)   New Hanover County
PARCEL ID	R04100-001-008-000
DESCRIPTION	± 12,500 SF of warehouse space rests on this riverfront parcel, accompanied by multiple outdoor, open-air storage buildings. The subject is conveniently located in proximity to MLK, Jr. Parkway and downtown Wilmington.



PHOTOS







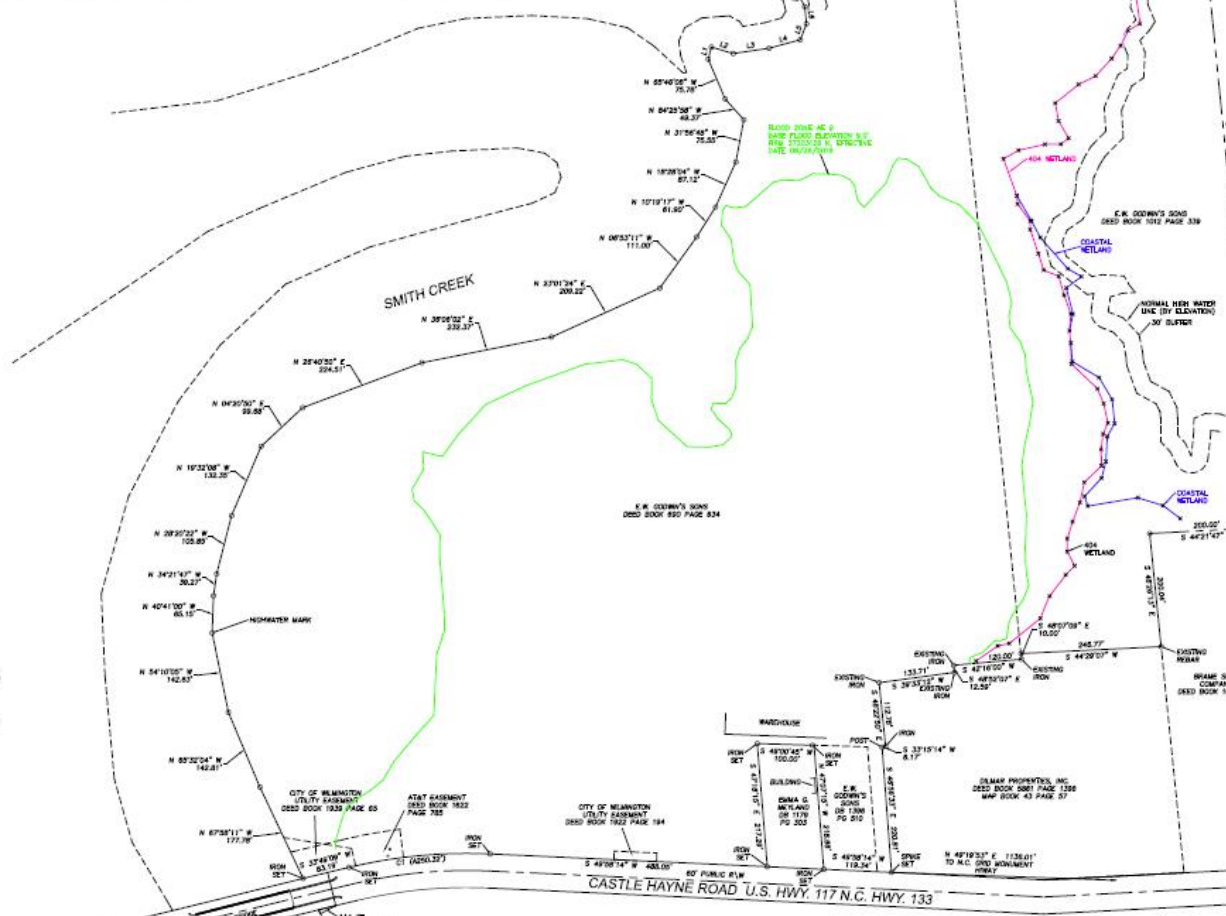
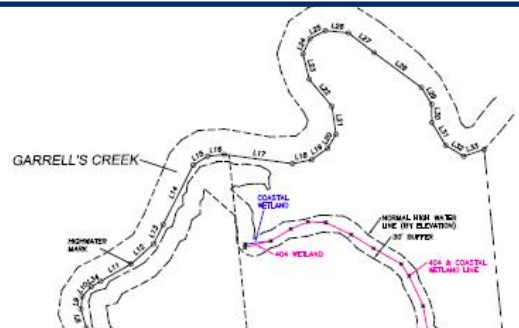
# SURVEY & WETLANDS

## MAP FOR E. W. GODWIN'S SONS CASTLE HAYNE ROAD TRACT

CAPE FEAR TOWNSHIP  
NEW HANOVER COUNTY  
NORTH CAROLINA  
DATE: OCT. 1, 2019

UTM ZONE 18 Q UTM EASTING 650120.00 UTM NORTHING 2034100.00  
NAD 83 ELEVATION 129.50 UTM EASTING 650120.00 UTM NORTHING 2034100.00

POINT NO.	EASTING	NORTHING	ELEVATION
1	650120.00	2034100.00	129.50
2	650120.00	2034100.00	129.50
3	650120.00	2034100.00	129.50
4	650120.00	2034100.00	129.50
5	650120.00	2034100.00	129.50
6	650120.00	2034100.00	129.50
7	650120.00	2034100.00	129.50
8	650120.00	2034100.00	129.50
9	650120.00	2034100.00	129.50
10	650120.00	2034100.00	129.50
11	650120.00	2034100.00	129.50
12	650120.00	2034100.00	129.50
13	650120.00	2034100.00	129.50
14	650120.00	2034100.00	129.50
15	650120.00	2034100.00	129.50
16	650120.00	2034100.00	129.50
17	650120.00	2034100.00	129.50
18	650120.00	2034100.00	129.50
19	650120.00	2034100.00	129.50
20	650120.00	2034100.00	129.50
21	650120.00	2034100.00	129.50
22	650120.00	2034100.00	129.50
23	650120.00	2034100.00	129.50
24	650120.00	2034100.00	129.50
25	650120.00	2034100.00	129.50
26	650120.00	2034100.00	129.50
27	650120.00	2034100.00	129.50
28	650120.00	2034100.00	129.50
29	650120.00	2034100.00	129.50
30	650120.00	2034100.00	129.50
31	650120.00	2034100.00	129.50
32	650120.00	2034100.00	129.50
33	650120.00	2034100.00	129.50
34	650120.00	2034100.00	129.50
35	650120.00	2034100.00	129.50
36	650120.00	2034100.00	129.50
37	650120.00	2034100.00	129.50
38	650120.00	2034100.00	129.50
39	650120.00	2034100.00	129.50
40	650120.00	2034100.00	129.50
41	650120.00	2034100.00	129.50
42	650120.00	2034100.00	129.50
43	650120.00	2034100.00	129.50
44	650120.00	2034100.00	129.50
45	650120.00	2034100.00	129.50
46	650120.00	2034100.00	129.50
47	650120.00	2034100.00	129.50
48	650120.00	2034100.00	129.50
49	650120.00	2034100.00	129.50
50	650120.00	2034100.00	129.50
51	650120.00	2034100.00	129.50
52	650120.00	2034100.00	129.50
53	650120.00	2034100.00	129.50
54	650120.00	2034100.00	129.50
55	650120.00	2034100.00	129.50
56	650120.00	2034100.00	129.50
57	650120.00	2034100.00	129.50
58	650120.00	2034100.00	129.50
59	650120.00	2034100.00	129.50
60	650120.00	2034100.00	129.50
61	650120.00	2034100.00	129.50
62	650120.00	2034100.00	129.50
63	650120.00	2034100.00	129.50
64	650120.00	2034100.00	129.50
65	650120.00	2034100.00	129.50
66	650120.00	2034100.00	129.50
67	650120.00	2034100.00	129.50
68	650120.00	2034100.00	129.50
69	650120.00	2034100.00	129.50
70	650120.00	2034100.00	129.50
71	650120.00	2034100.00	129.50
72	650120.00	2034100.00	129.50
73	650120.00	2034100.00	129.50
74	650120.00	2034100.00	129.50
75	650120.00	2034100.00	129.50
76	650120.00	2034100.00	129.50
77	650120.00	2034100.00	129.50
78	650120.00	2034100.00	129.50
79	650120.00	2034100.00	129.50
80	650120.00	2034100.00	129.50
81	650120.00	2034100.00	129.50
82	650120.00	2034100.00	129.50
83	650120.00	2034100.00	129.50
84	650120.00	2034100.00	129.50
85	650120.00	2034100.00	129.50
86	650120.00	2034100.00	129.50
87	650120.00	2034100.00	129.50
88	650120.00	2034100.00	129.50
89	650120.00	2034100.00	129.50
90	650120.00	2034100.00	129.50
91	650120.00	2034100.00	129.50
92	650120.00	2034100.00	129.50
93	650120.00	2034100.00	129.50
94	650120.00	2034100.00	129.50
95	650120.00	2034100.00	129.50
96	650120.00	2034100.00	129.50
97	650120.00	2034100.00	129.50
98	650120.00	2034100.00	129.50
99	650120.00	2034100.00	129.50
100	650120.00	2034100.00	129.50



- NOTES**
1. AREA COMPUTED BY COORDINATE METHOD
  2. ALL DISTANCES ARE HORIZONTAL
  3. FOR REFERENCE SEE AS NOTED
  4. SURVEYED JAN. FEB. 2018 - SEPT. 2019
  5. 48.12 ACRES TOTAL AREA

- LEGEND**
- E.P.M. = EXISTING HIGH WIRE
  - E.V. = EXISTING SIGN
  - E.C.M. = EXISTING CONCRETE MONUMENT
  - R.W. = RIGHT OF WAY
  - C.P. = COMPUTED POINT
- PROPERTY LINE**
- COMPUTED PROPERTY LINE
- CONTRIBUTOR
- EASIMENT**
- COMPUTED PROPERTY LINE

I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION THAT THE BOUNDARIES NOTED THEREON ARE NEARLY AS ACCURATE AS USUALLY FROM INFORMATION THAT THE HIGHEST DEGREE OF PRECISION OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA. (2019C)

THIS DAY OF October 2019

*Jonathan L. Wynn*  
JONATHAN L. WYNN, PLS. 3391



**HANOVER DESIGN SERVICES, P.A.**  
LAND SURVEYORS ENGINEERS LAND PLANNERS  
1123 FURNAL PARKWAY  
WILMINGTON, N.C. 28403  
PHONE: (910) 343-8002  
FAX: (910) 343-8941  
FIRM CERTIFICATE C-0597  
14804 JW

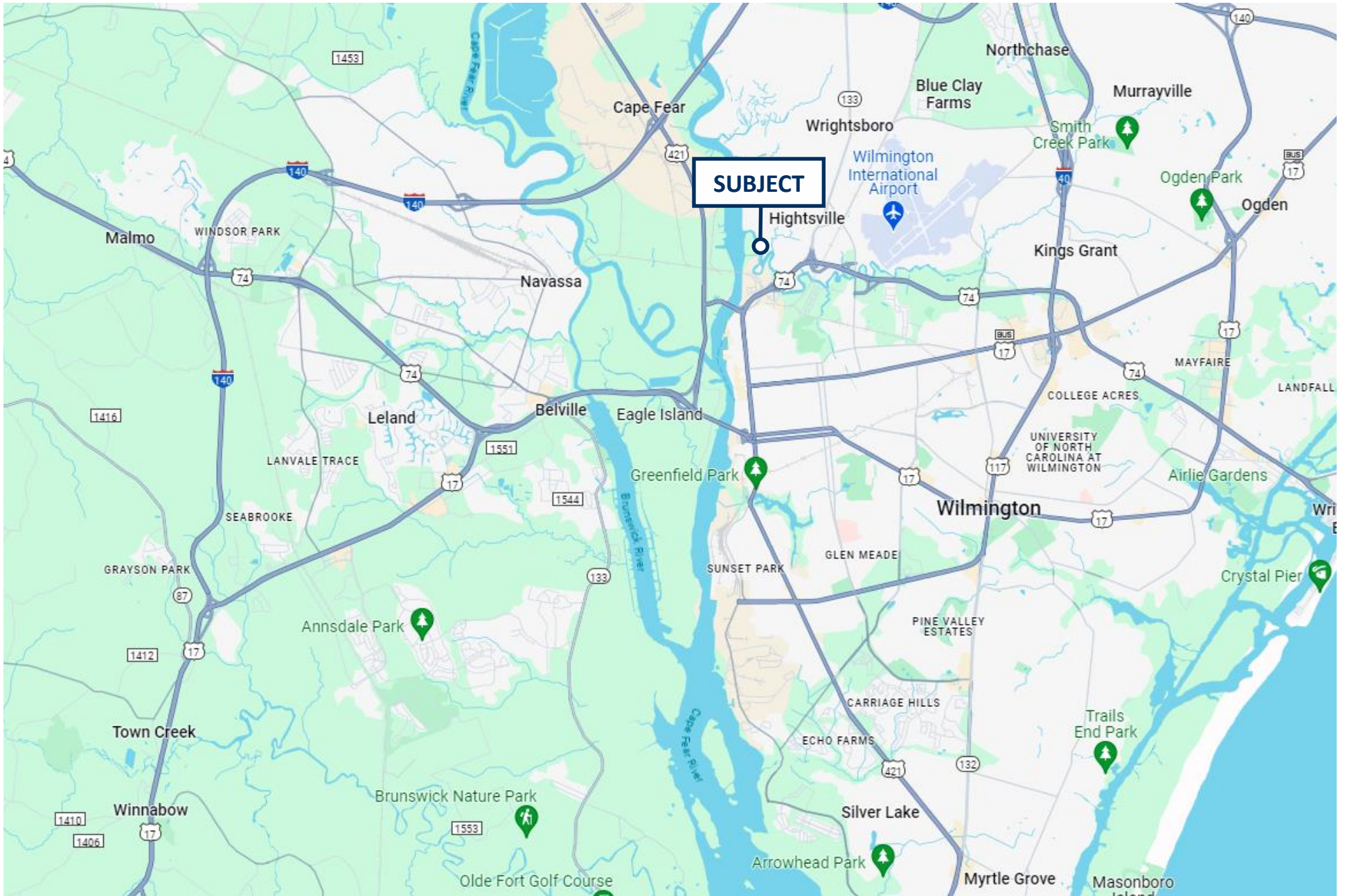


# AERIAL MAP





# LOCATION MAP





Cape Fear Commercial

**WILL LEONARD**

Senior Vice President

910.344.1015 direct

910.233.5351 cell

wleonard@capefearcommercial.com



102 Autumn Hall Drive | Suite 210 | Wilmington, NC 28403

[capefearcommercial.com](http://capefearcommercial.com)

© 2023 Cape Fear Commercial, LLC. All rights reserved. The information contained in the following Marketing Brochure is proprietary and strictly confidential. It is intended to be reviewed only by the party receiving it from Cape Fear Commercial and should not be made available to any other person or entity without the written consent of Cape Fear Commercial. This Marketing Brochure has been prepared to provide summary, unverified information to prospective purchasers, and to establish only a preliminary level of interest in the Subject property. The information contained herein is not a substitute for a thorough due diligence investigation. Cape Fear Commercial has not made any investigation, and makes no warranty or representation, with respect to the income or expenses for the Subject property, the future projected financial performance of the property, the size and square footage of the property and improvements, the presence or absence of contaminate substances, PCB's or asbestos, the compliance with State and Federal regulations, the physical condition of the improvements thereon, or the financial condition or the business prospects of any tenant's plans or intentions to continue its occupancy of the Subject property. The information contained in this Marketing Brochure has been obtained from sources we believe to be reliable; however, Cape Fear Commercial has not verified, and will not verify, any of the information contained herein, nor has Cape Fear Commercial conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the Information provided. All potential buyers must take appropriate measures to verify all of the information set forth herein.