

LAND FOR SALE



CLUB VILLAS AT BRICK LANDING PLANTATION

0 LANDING BLVD. SW | OCEAN ISLE BEACH, NC 28469

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**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES
RALEIGH • DURHAM • WILMINGTON

PROPERTY OVERVIEW

Club Villas is a 3.54-acre site, adjacent to the Tennis Courts in the heart of Brick Landing Plantation. The property features 30 fully approved, paper-platted townhome lots, offering a rare and development-ready opportunity within an established coastal community.

Brick Landing Plantation is experiencing strong demand and a growing sense of urgency for new residential development, making this site well-positioned for near-term execution. The location provides convenient access to nearby grocery stores, shopping, and everyday amenities, while also being just a short drive to premier recreation including Ocean Isle Beach, the Intracoastal Waterway (ICW), and The Links at Brick Landing Golf Course.

With entitlements in place and a highly desirable coastal setting, Club Villas presents an exceptional opportunity for townhome development in one of the area's most sought-after communities.

HIGHLIGHTS

- 3.54 Acres
- 30 Fully approved townhome paper-platted lots in Brick Landing Plantation
- Existing infrastructure in place
- Parcel ID: 2440000107
- Zoning: PUD (Planned Unit Development)
- Short walk to the Intracoastal Waterway (ICW) and Brick Landing Golf Clubhouse
- Community amenities include a contiguous recreation complex featuring: Resort-style swimming pool, Tennis courts, Pickleball courts, Bocce courts
- 7 Minutes to Ocean Isle Beach
- Sale price: \$750,000



PROPERTY PHOTOS



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SITE PLAN



BRICK LANDING MASTER PLAN



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AREA OVERVIEW

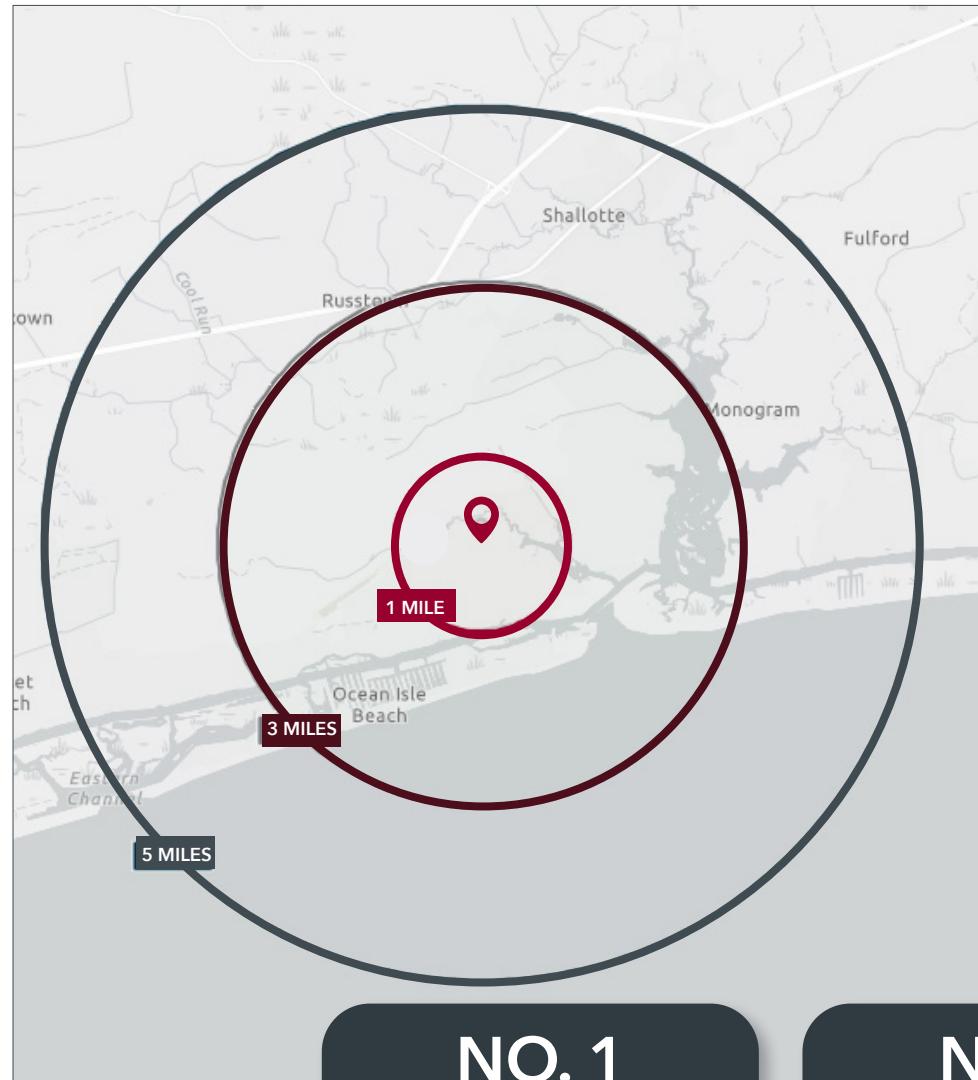


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DISTANCES

MYRTLE BEACH	36.3 MILES
WILMINGTON	41.7 MILES
RALEIGH	156.0 MILES

DEMOGRAPHICS

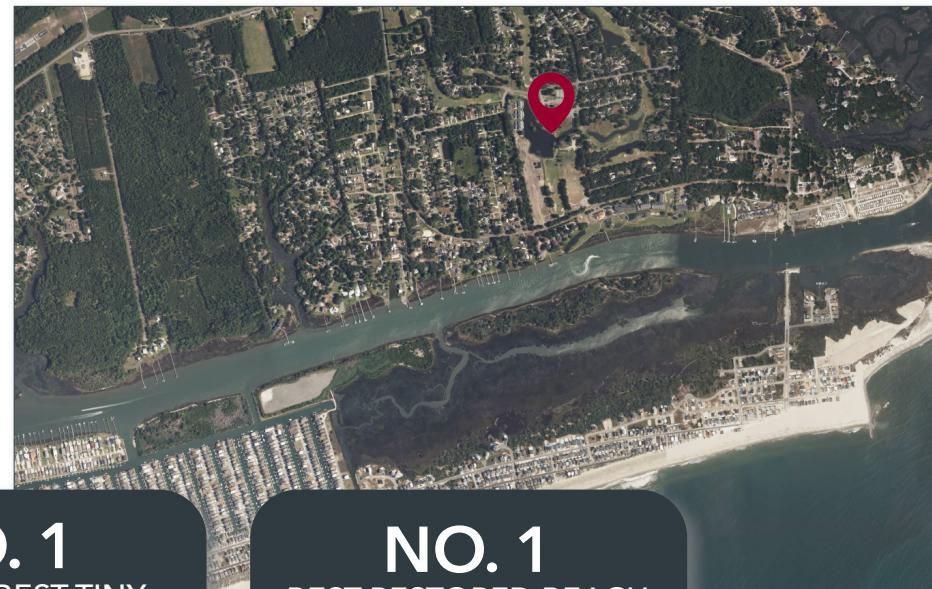


NO. 1
FAVORITE BEACH IN
BRUNSWICK COUNTY
(ANNUAL READER'S LOCAL CHOICE AWARD)

NO. 1
"SOUTH'S BEST TINY
TOWN"
(SOUTHERN LIVING)

NO. 1
BEST RESTORED BEACH
(THE AMERICAN SHORE & BEACH
PRESERVATION ASSOCIATION)

	1 MILE	3 MILES	5 MILES
Population (2025)	2,132	8,368	21,088
Daytime Population	1,760	7,425	24,065
Median Age	61.4	57.9	58.2
Average Household Income	\$99,434	\$103,753	\$102,135
Average Home Value	\$471,292	\$476,181	\$470,364



PRESENTED BY:

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