

+/-101 Acres 5650 Miami Church Rd, Concord NC

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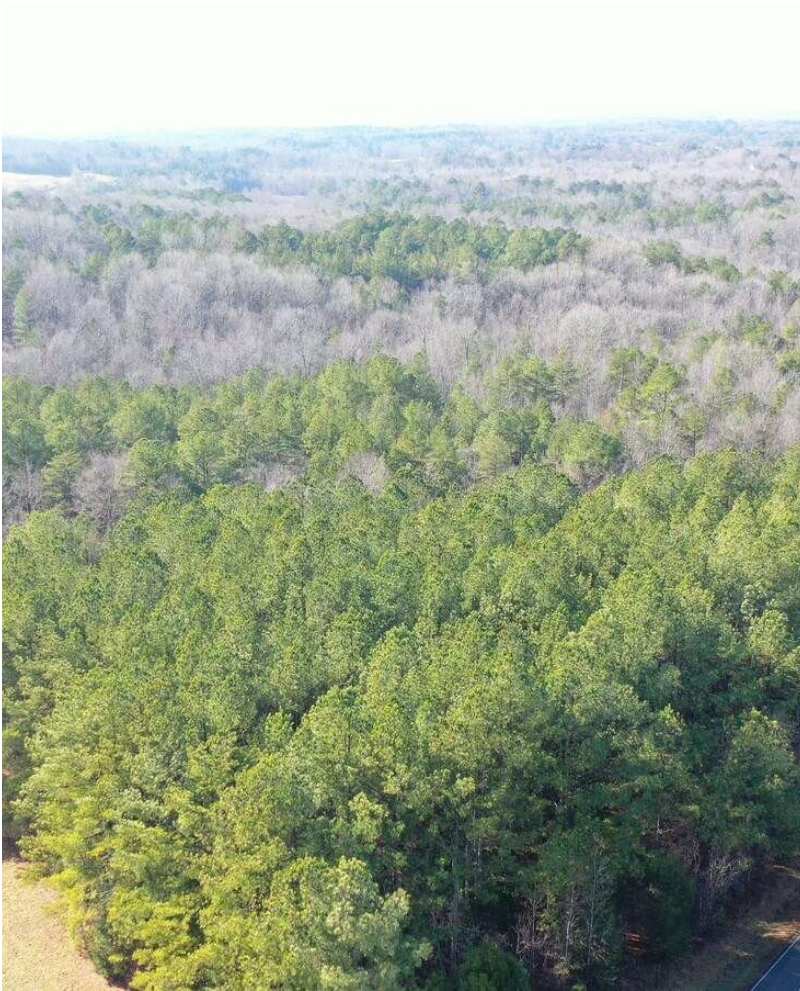
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+/-101 Acres 5650 Miami Church Rd, Concord NC

\$2,200,000

Golden Opportunity: Sprawling 101 Acres in Cabarrus County

Unique Selling Points

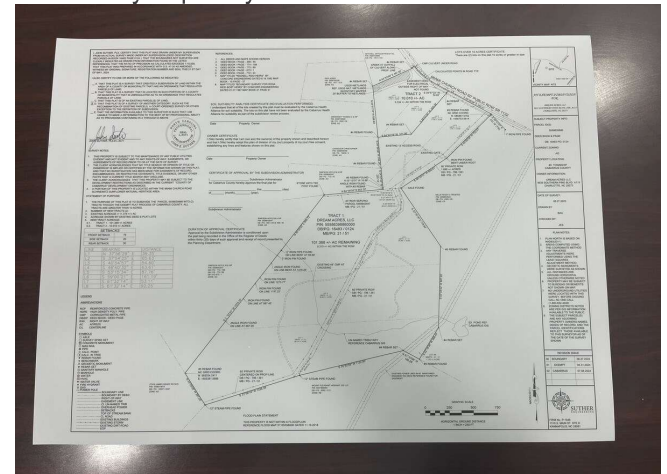
Unveiling a rare find, this expansive +/-101-acre property in Cabarrus County offers unparalleled potential for development and personal use alike. Brimming with lush forestry and serene natural landscapes, the estate presents an idyllic setting for an upscale residential community, a luxury resort, or a private...

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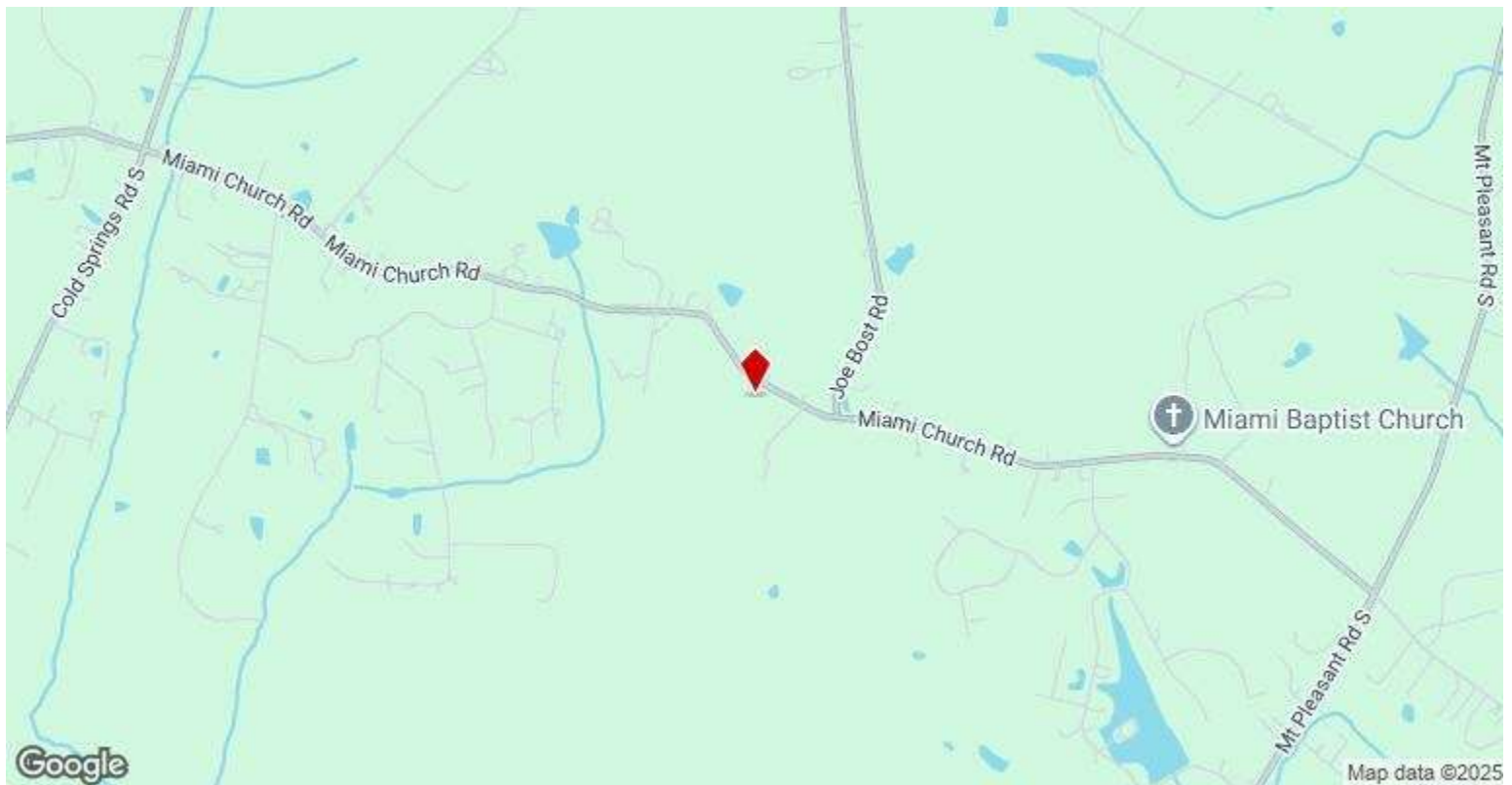
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- Potential subdivision with 50-55, one acre lots using community septic systems



Price:	\$2,200,000
Property Type:	Land
Property Subtype:	Residential
Proposed Use:	Single Family Development
Sale Type:	Investment
Total Lot Size:	101.00 AC
No. Lots:	1
Zoning Description:	AO
APN / Parcel ID:	5558-63-9886-0000



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Unique Selling Points

Unveiling a rare find, this expansive +/-101-acre property in Cabarrus County offers unparalleled potential for development and personal use alike. Brimming with lush forestry and serene natural landscapes, the estate presents an idyllic setting for an upscale residential community, a luxury resort, or a private retreat. Its proximity to the city, yet blissfully secluded ambiance, provides an exceptional balance of convenience and tranquility. This rare find is currently being crafted into 50-55 generous, individual lots—each promising the foundation for estate-sized dreams amidst a landscape of opportunity.

This property presents a valuable opportunity for developers seeking to create upscale residential spaces. With comprehensive soil reports and a well-thought-out strategy that carefully considers the county's sewer limitations, this site offers a practical solution. The spacious lots are designed with multiple community septic systems in mind, ensuring a seamless transformation from undeveloped land to exquisite homes.

Positioned mere moments from the affluent neighborhoods of Lakeshore Estates and Walden Pond—where homes command prices north of half a million dollars—this land not only portrays promise but echos the prestige of its environs. Here lies the potential to create a community that mirrors the exclusive allure of its neighboring estates; a collection of distinguished homes tailored to meet the sophisticated tastes of an upper-echelon market.

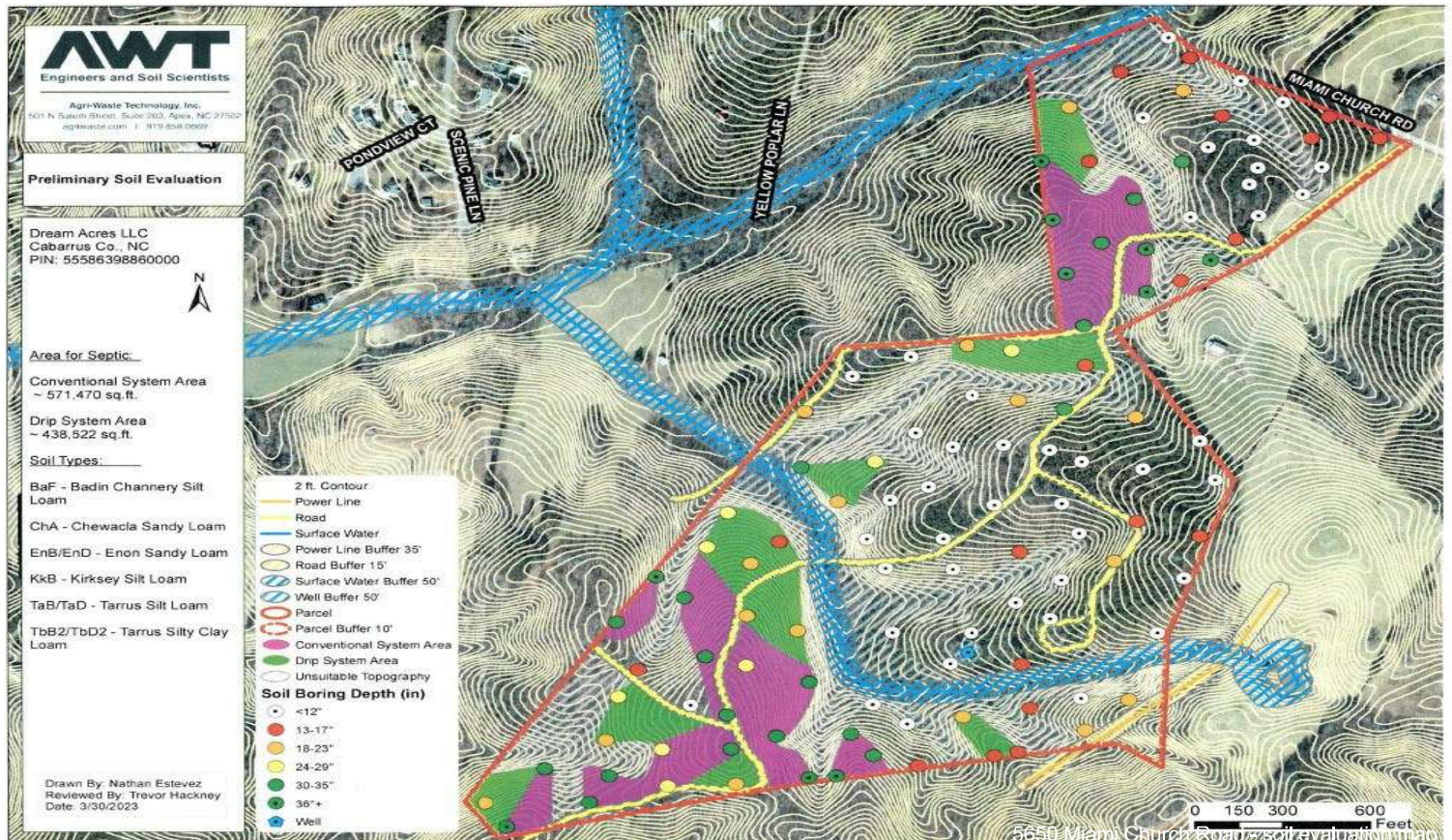
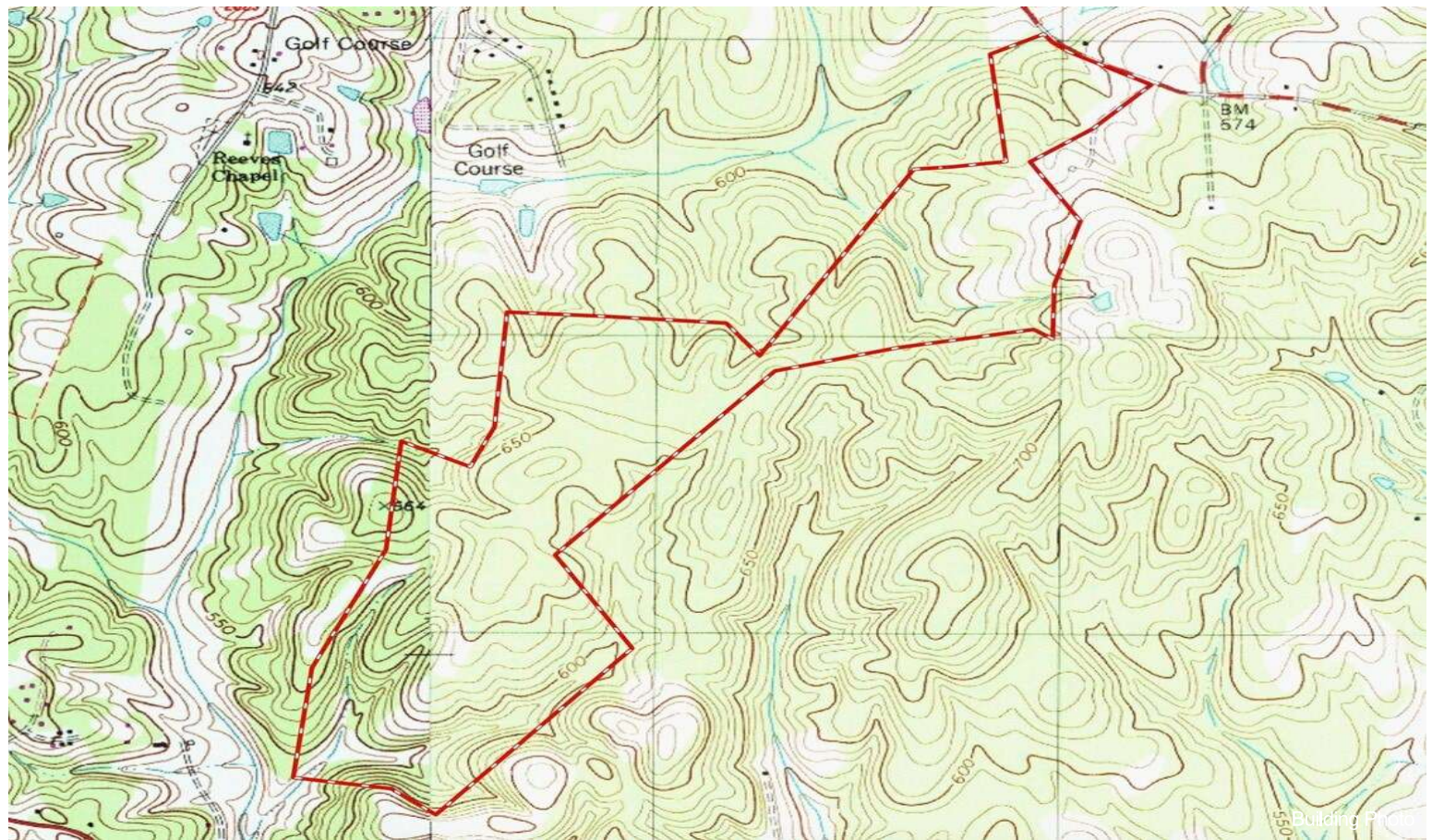
Target Audience

The potential return on investment (ROI) for this extensive +/-101-acre property is highly promising due to its versatile appeal and strategic positioning. The crafting of 50-55 expansive lots tailored for septic systems mitigates potential infrastructure costs for developers, allowing for superior returns on the sale of estate-sized homesites. As adjacent neighborhoods such as Lakeshore Estates and Walden Pond consistently demonstrate robust property values, a similar upscale development here is poised for success. The allure of exclusivity, coupled with the careful consideration given to development constraints, ensures that this venture is not just a picturesque offering, but one underpinned by a solid investment rationale and substantial profit prospects.

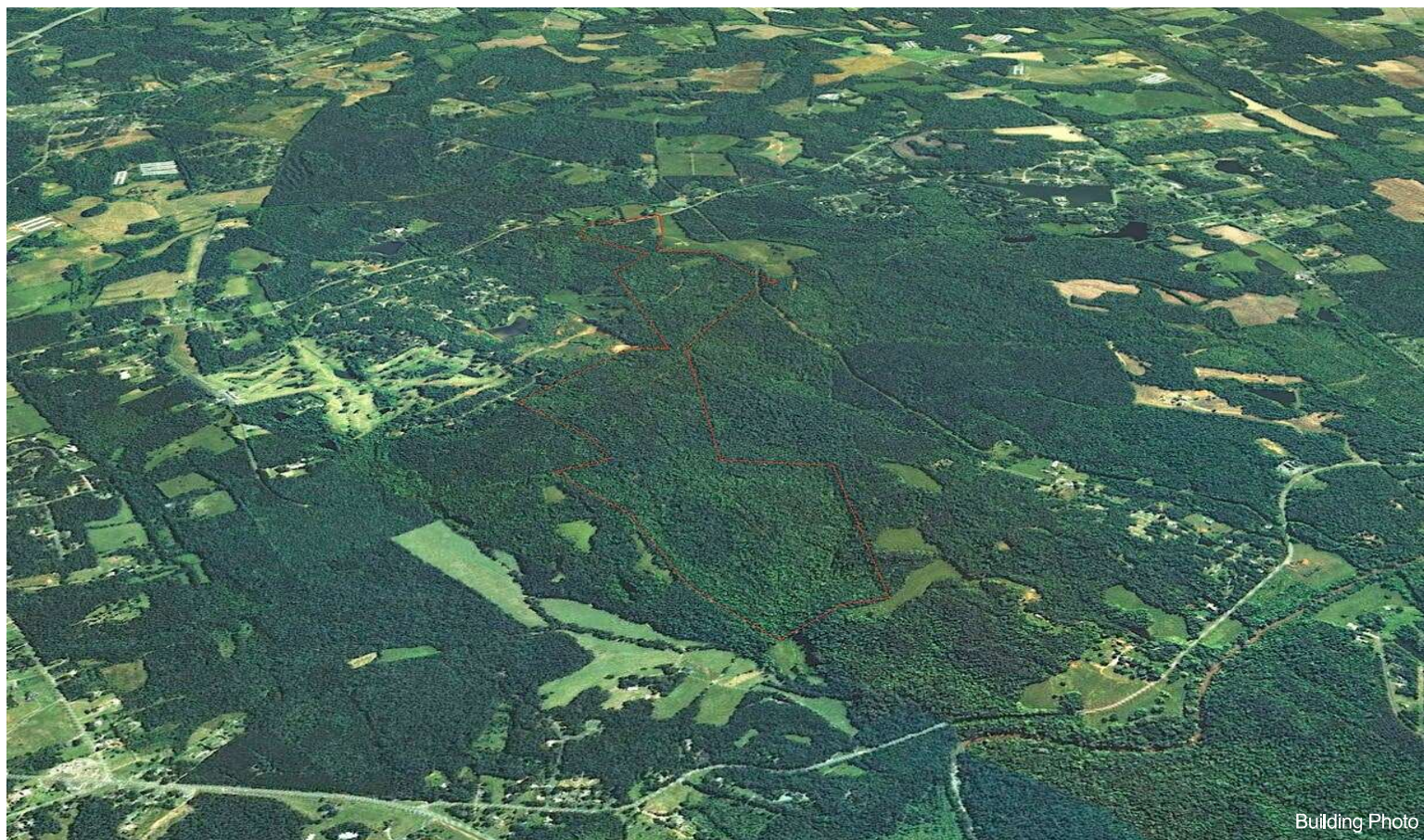
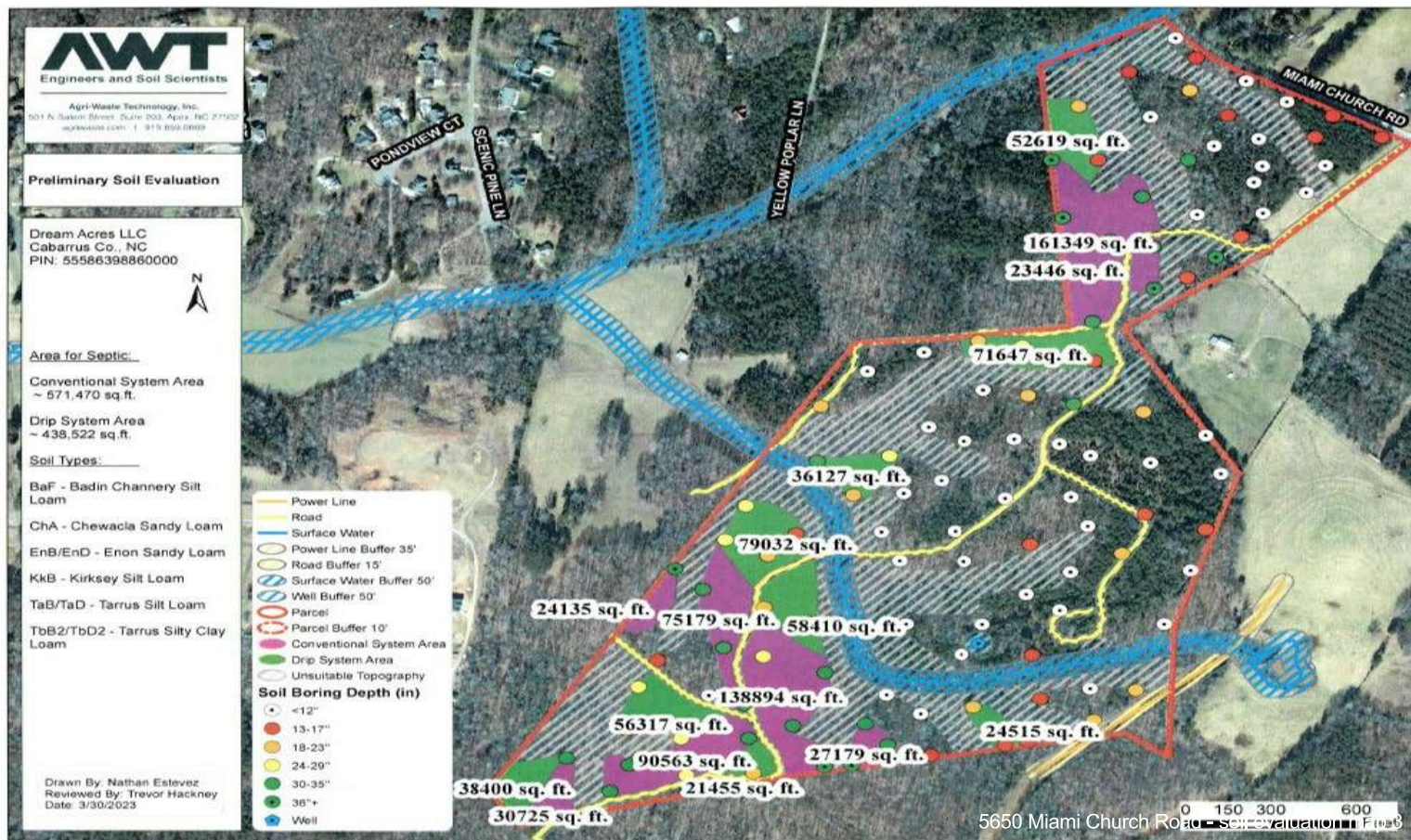
Real Estate Developers: Visionaries poised to imprint their architectural prowess upon this expansive canvas.
Luxury Home Builders: Craftsmen seeking to construct palatial homes that will define the next era of upscale living.

Investors: Astute strategists looking to capitalize on a property that promises a considerable return on investment.

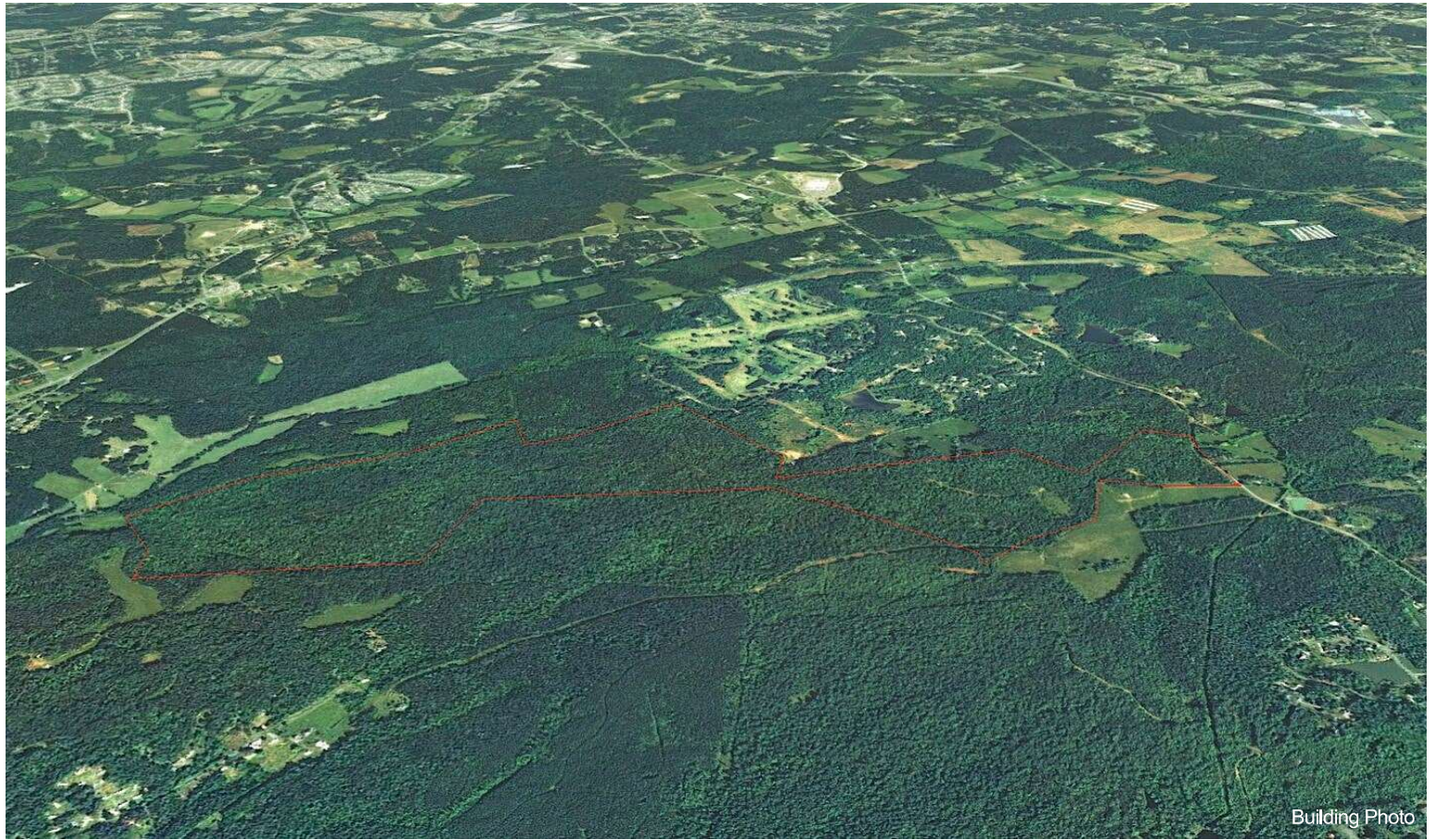
Property Photos



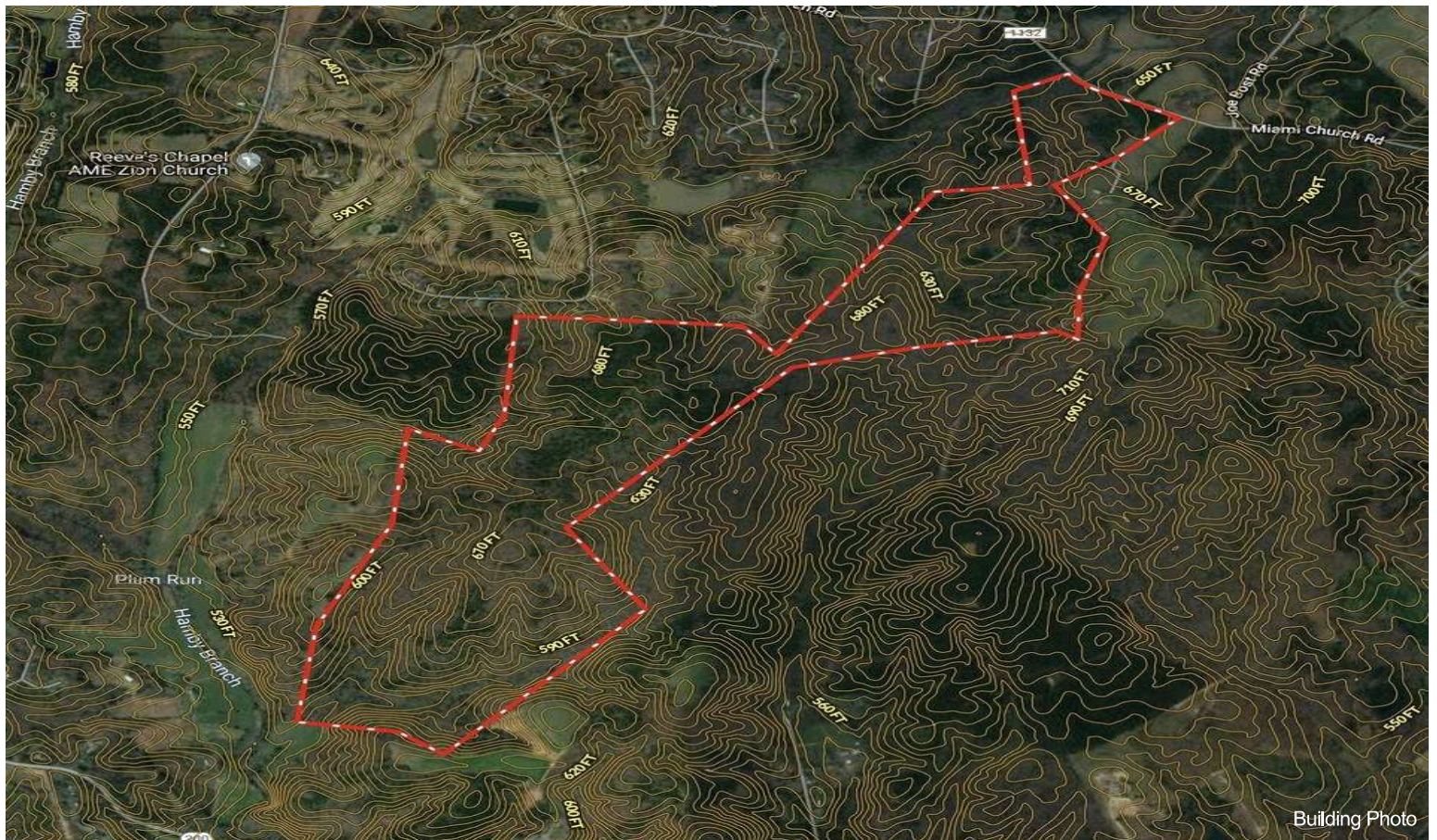
Property Photos



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Building Photo



Building Photo