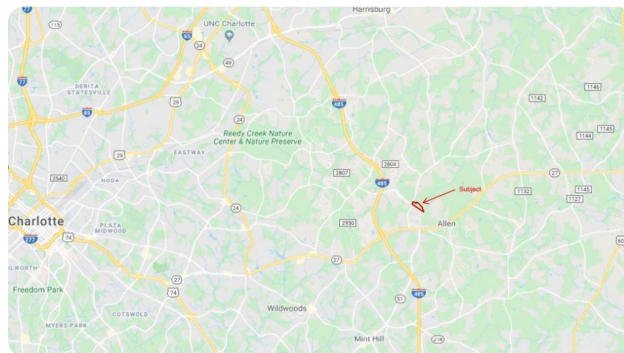


SOLD



Rocky River Land Bank Opportunity

29 +/- Acres | Mecklenburg County, NC



ADDRESS

00 Rocky River Church Road
Charlotte, NC 28215

LOCATION

PROPERTY SUMMARY

This 29-acre wooded tract is located in eastern Mecklenburg county in an area of high growth near the I-485/Albemarle Road Interchange.

The site has 415 feet of frontage on Rocky River Church Road. The topography is flat on the front of the property with slopes of 9% towards the rear. There is an opportunity to combine this parcel with adjoining land to accommodate a larger project.

Cresswind (850 homes), Larkhaven (350 homes), Woodbury (759 homes), Lemmond Farms (350 apartments), and Hawthorn (300 apartments) are new residential developments within 1 mile of the site. Novant Medical Center recently opened at the intersection of I-485 and Albemarle Road as have a number of eating establishments and supporting retail.

Public sewer is not yet available to the site, however, the Lark Haven subdivision has extended service to within 2000 feet. Capacity and access would need to be

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