

LAND FOR SALE

BUD HAWKINS RD • DUNN, NC 28334



OFFERING SUMMARY

Sale Price: \$845,000

Lot Size: 1.3 Acres

Zoning: C3 IHI

Price / SF: \$14.92

PROPERTY OVERVIEW

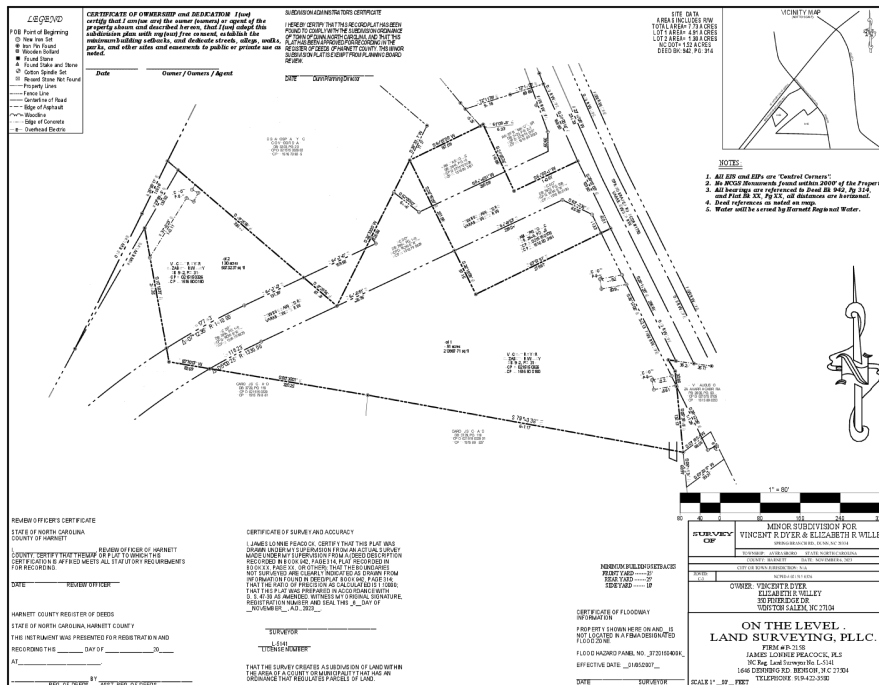
Discover an exceptional investment opportunity with the 1.30-acre property on Bud Hawkins Rd in Dunn, NC. This strategically located property boasts coveted C3 IHI zoning, offering a versatile canvas for a range of profitable ventures, including fast-food establishments, sit-down restaurants, convenience stores, and hospitality offerings. With the added advantage of available water and sewer connections, this property is well-positioned to support ambitious commercial endeavors. Embrace the potential for lucrative commercial ventures in this strategically located and adaptable property.

PROPERTY HIGHLIGHTS

- - Zoned C3 IHI for versatile commercial development
- - Ideal for fast-food, sit-down restaurant, convenience store, and hospitality ventures
- - Access to water and sewer connections for added convenience
- - Generous 1.30-acre parcel providing ample space for development

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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	548	19,533	49,440
Average Age	44.3	42.3	42.2
Average Age (Male)	40.0	40.5	40.3
Average Age (Female)	47.9	44.2	44.1

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	243	8,861	21,623
# of Persons per HH	2.3	2.2	2.3
Average HH Income	\$46,692	\$48,860	\$50,231
Average House Value	\$115,616	\$126,187	\$124,653

* Demographic data derived from 2020 ACS - US Census

