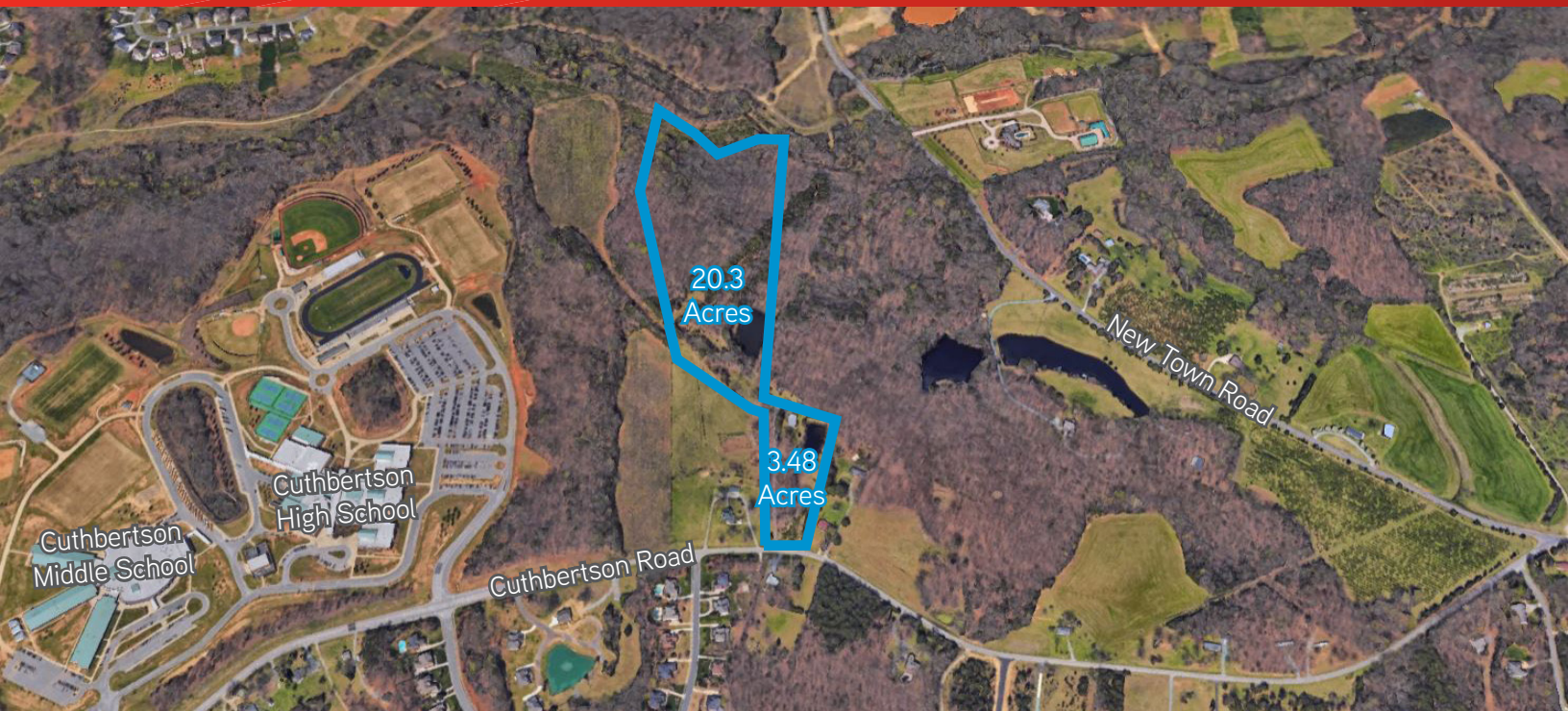


FOR SALE > LAND **WAXHAW, NC**



# 1220 CUTHBERTSON ROAD

1220 CUTHBERTSON ROAD, WAXHAW, NC 28173



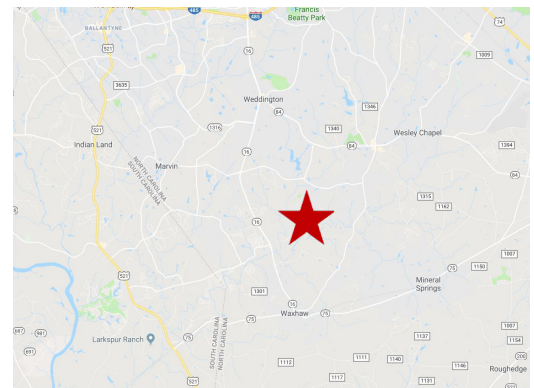
## 1220 Cuthbertson Road >

±23.78 acres of land available for sale located at 1220 Cuthbertson Road in Waxhaw, North Carolina in close proximity to Cuthbertson High and Middle schools. Asking price of \$49,000/Acre.

Street	Traffic Count
Cuthbertson Rd.	7,200 VPD

## Site Summary >

- > ±23.78 Total Acres
- > Located near Two Schools
- > Parcel IDs:
  - > 06105021
  - > 06105019
- > Union County
- > Zoning:
  - > R-40
- > ±7 Acres located in flood plain
- > 30" Sewer Line on adjacent property
- > ±0.75 Acre pond on property
- > 16" Water Line on Cuthbertson Rd.

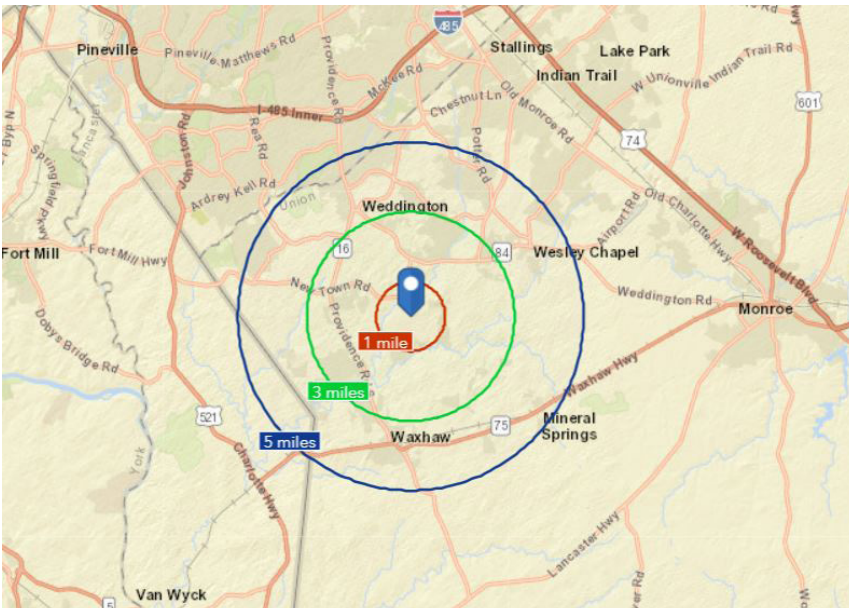
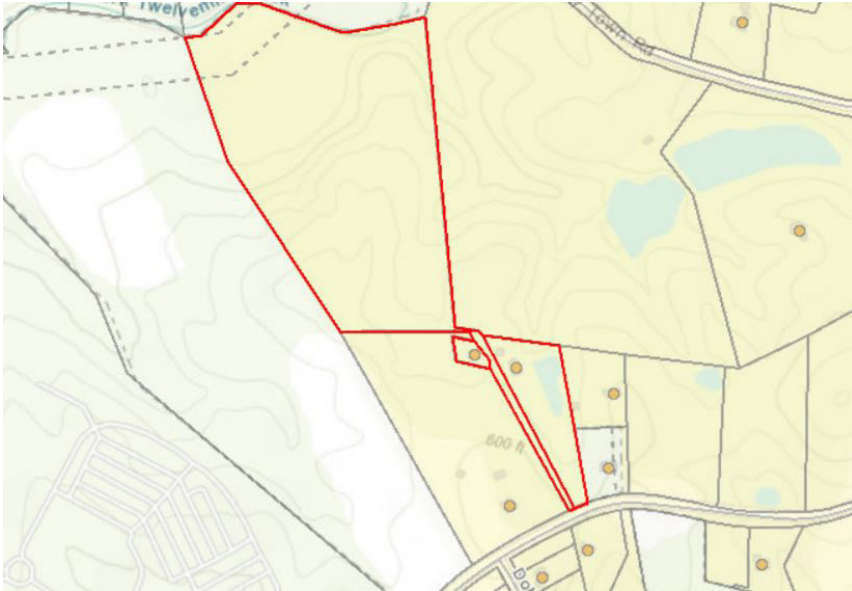


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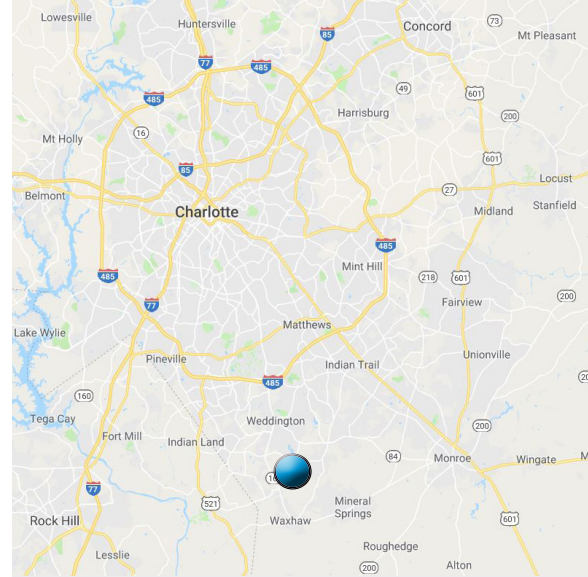
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Charlotte, NC 28202  
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## 1220 Cuthbertson Road >



Demographics	3 Mile Radius	5 Mile Radius
2017 Population	25,889	69,929
Avg. HH Income	\$148,888	\$164,408
Employees	3,168	8,066



## Contact Us

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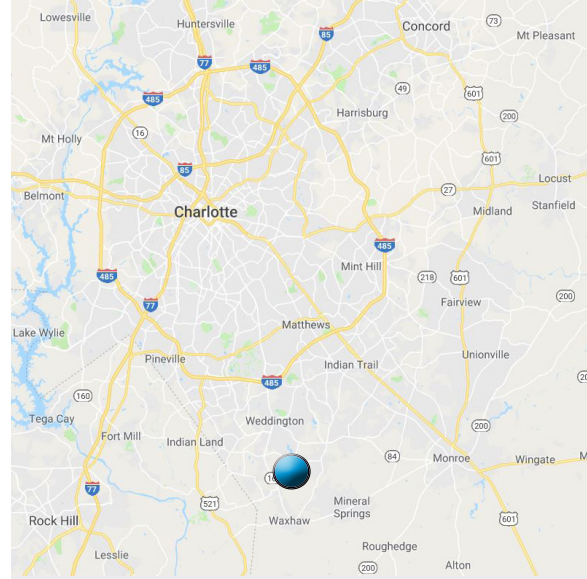
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The information contained herein has either been given to us by the owner of the property or has been obtained from sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. This property is subject to prior sale, lease, price change or withdrawal without notice. Note: Broker participation is welcomed. Compensation is offered to buyer/tenant agent.



Approximate 30" Sewer Line

Approximate 16" Water Line



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