

FOR SALE > LAND **"MOTIVATED SELLER"**



# 11325 Blair Road

11325 BLAIR ROAD, MINT HILL, NC 28227



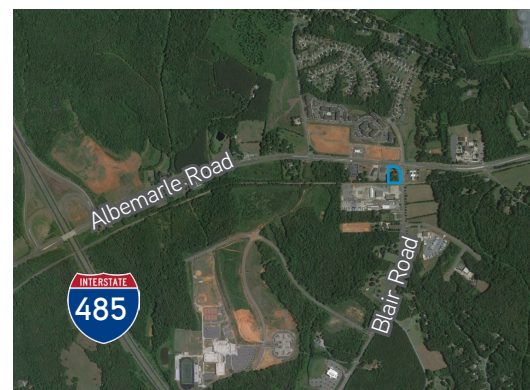
## 11325 Blair Road >

1.38 acres available for sale located at the corner of Blair Road and Albemarle Road in Mint Hill, North Carolina. Sales price of \$599,000.

| Street        | Traffic Count |
|---------------|---------------|
| Albemarle Rd. | 23,000 VPD    |
| Blair Rd.     | 11,000 VPD    |

## Site Summary >

- > ±1.38 Total Acres
- > Parcel ID:
  - > 13715306
- > City Sewer
- > Zoned General Business
- > Corner Parcel at Light
- > Convenient Access to I-485
- > 204' Linear Frontage on Albemarle Road
- > Motivated Seller
- > Asking Price \$599,000

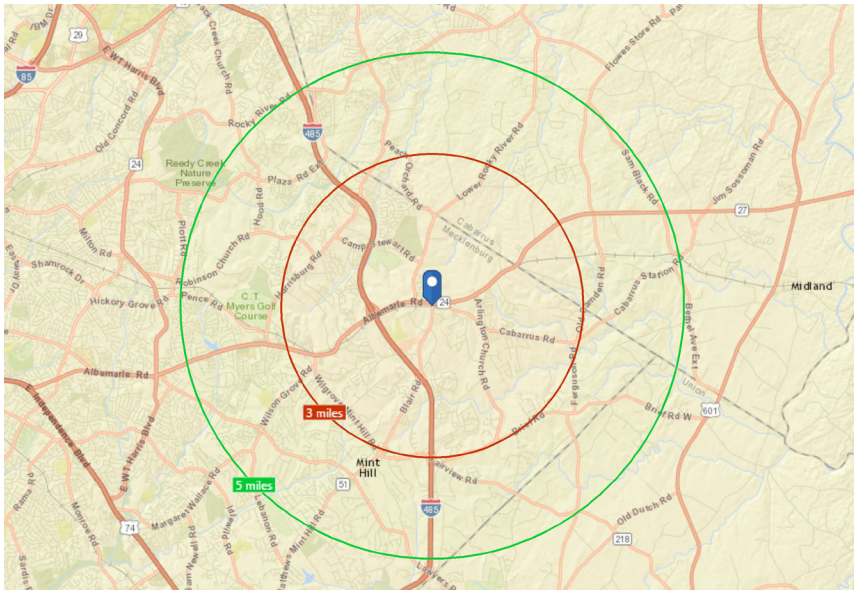


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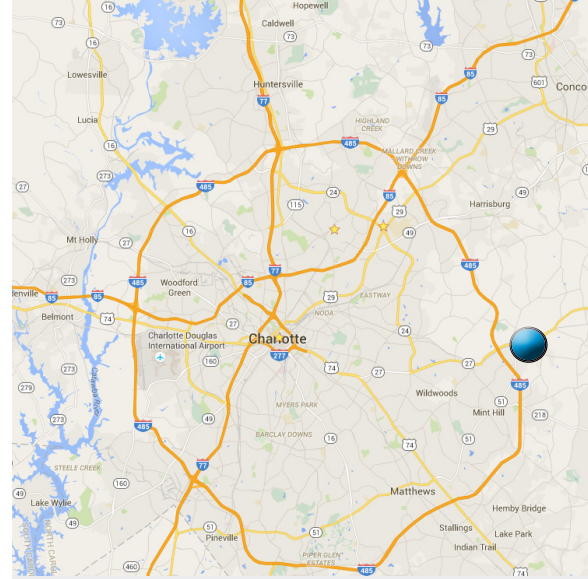
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## 11325 Blair Road >



| Demographics    | 3 Mile Radius | 5 Mile Radius |
|-----------------|---------------|---------------|
| 2015 Population | 18,648        | 60,708        |
| Avg. HH Income  | \$76,084      | \$78,426      |
| Employees       | 3,345         | 10,720        |



## Contact Us

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