

Highway 211 West End, NC



For Sale | Land | Price: TBD



Building Attributes

Acres 125+/- Acres
Parcel ID 22595
DB 3199/Page 190

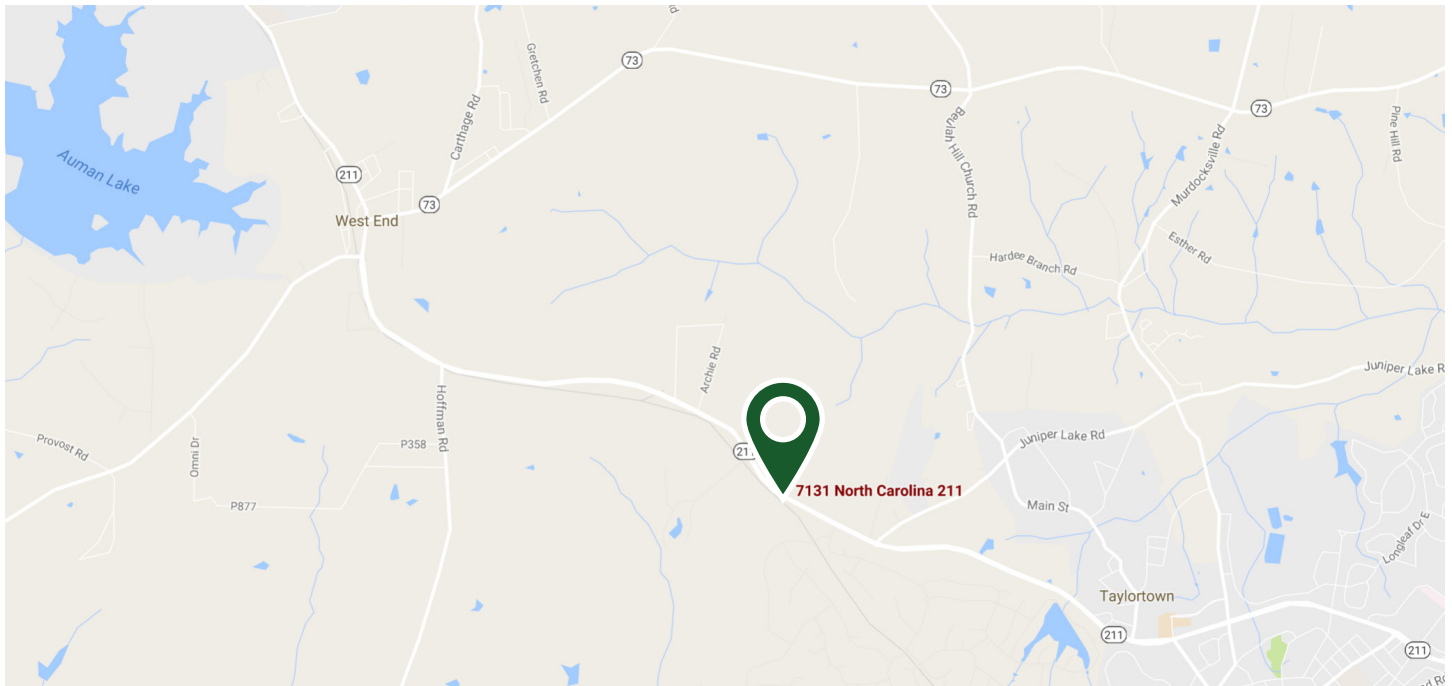
Features

- Moore County Zoning Jurisdiction
- Close Proximity To Pinewild Country Club
- Visibility And Full Access To Hwy 211 East And Westbound
- Ideal Location For Professional & Medical Offices, Retail & Restaurants, Multi-Family And Single Family Residential Development

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Aerial Map



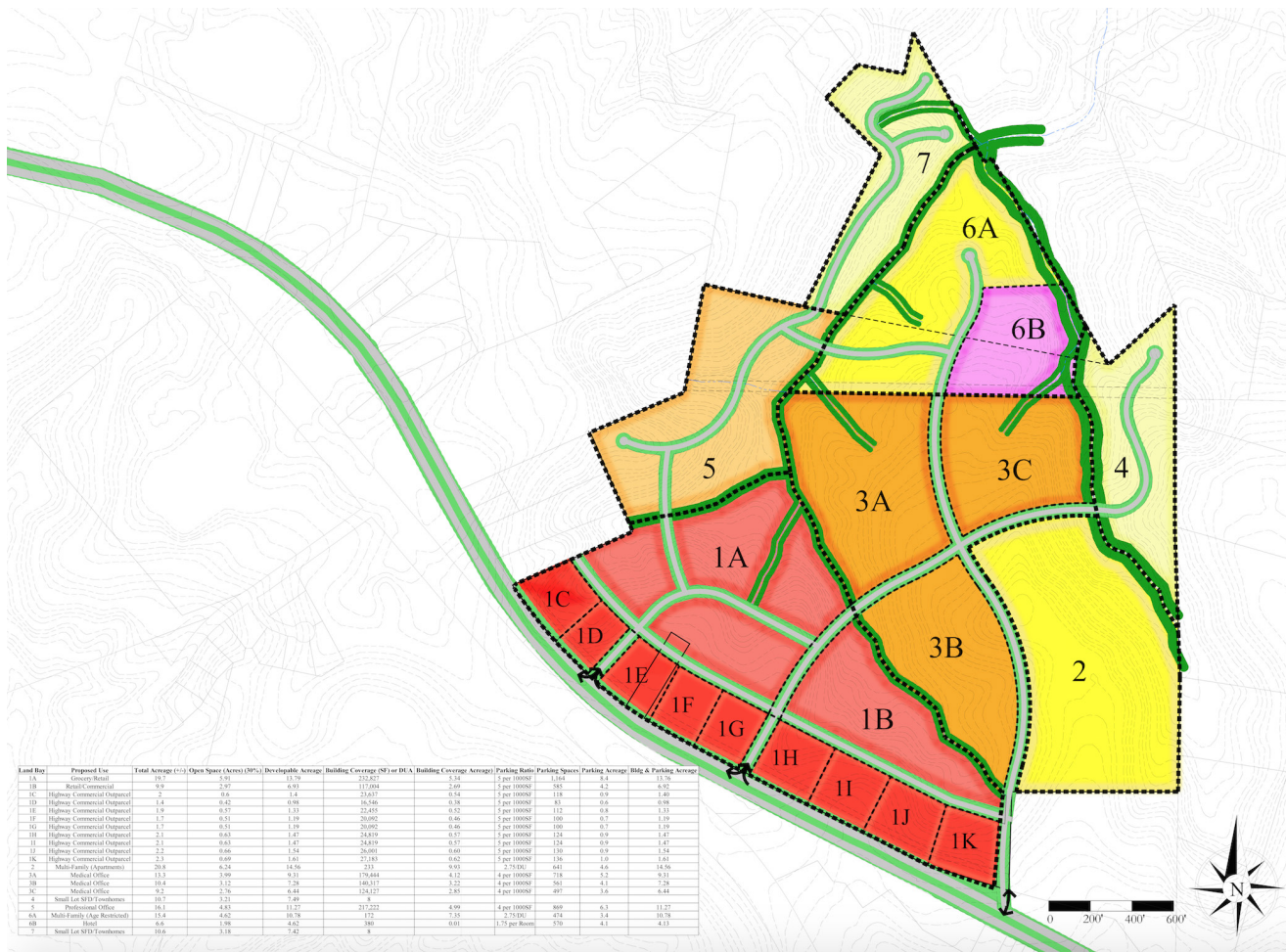
Demographics

Population	1 Mile	3 Miles	5 Miles
2013	823	7,087	22,785
Projected Population	1 Mile	3 Miles	5 Miles
2018	872	7,607	24,123
Average Household Income	1 Mile	3 Miles	5 Miles
2013	\$68,606	\$73,441	\$69,217

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Concept Plan



Lot #	Proposed Use	Total Acreage (±)	Open Space (±)	Developable Acreage	Building Coverage (±)	Building Coverage (SF or D.F.A.)	Building Coverage Acreage	Parking Ratio	Parking Spaces	Parking Acreage	Blg. & Parking Acreage
1A	Emergency Retail	19.7	5.91	13.79	232,807	5.34	2 per 1000SF	1,061	8.4	13.76	
1B	Retail/Commercial	9.9	2.97	6.93	117,004	2.60	2 per 1000SF	585	8.2	10.82	
1C	Highway Commercial Outparcel	2	0.6	1.4	23,617	0.54	2 per 1000SF	118	0.9	1.40	
1D	Highway Commercial Outparcel	1.4	0.42	0.98	16,506	0.38	2 per 1000SF	83	0.6	0.98	
1E	Highway Commercial Outparcel	1.9	0.57	1.33	22,435	0.52	2 per 1000SF	112	0.8	1.33	
1F	Highway Commercial Outparcel	1.2	0.35	0.85	20,062	0.46	2 per 1000SF	100	0.7	1.19	
1G	Highway Commercial Outparcel	1.7	0.51	1.19	20,092	0.46	2 per 1000SF	100	0.7	1.19	
1H	Highway Commercial Outparcel	2.1	0.63	1.47	24,819	0.57	2 per 1000SF	124	0.9	1.47	
1I	Highway Commercial Outparcel	2.2	0.66	1.54	26,091	0.60	2 per 1000SF	126	0.9	1.54	
1J	Highway Commercial Outparcel	2.1	0.63	1.47	24,819	0.57	2 per 1000SF	124	0.9	1.47	
1K	Highway Commercial Outparcel	2.3	0.69	1.61	27,183	0.62	2 per 1000SF	136	1.0	1.61	
2	Multi-Family Apartments	20.8	6.24	14.56	213	0.01	2.75/DU	441	4.6	14.96	
3A	Medical Office	13.2	3.99	9.21	176,444	4.12	4 per 1000SF	718	5.2	9.31	
3B	Medical Office	10.4	3.12	7.28	148,117	3.22	4 per 1000SF	561	4.1	7.28	
3C	Medical Office	9.2	2.76	6.44	124,127	2.83	4 per 1000SF	497	3.6	6.44	
4	Small Lot SFP/Embassy	10.1	3.21	7.49	8	0				7.49	
5	Professional Office	18.1	4.83	13.27	217,222	4.89	4 per 1000SF	800	6.3	11.27	
6A	Multi-Family (Apartment)	15.4	4.62	10.78	172	0.01	2.75/DU	474	3.4	10.78	
6B	Hotel	1.88	0.66	0.42	380	0.01	1.75 per Room	870	4.1	4.13	
7	Small Lot SFP/Embassy	10.6	3.18	7.42	8	0				7.42	

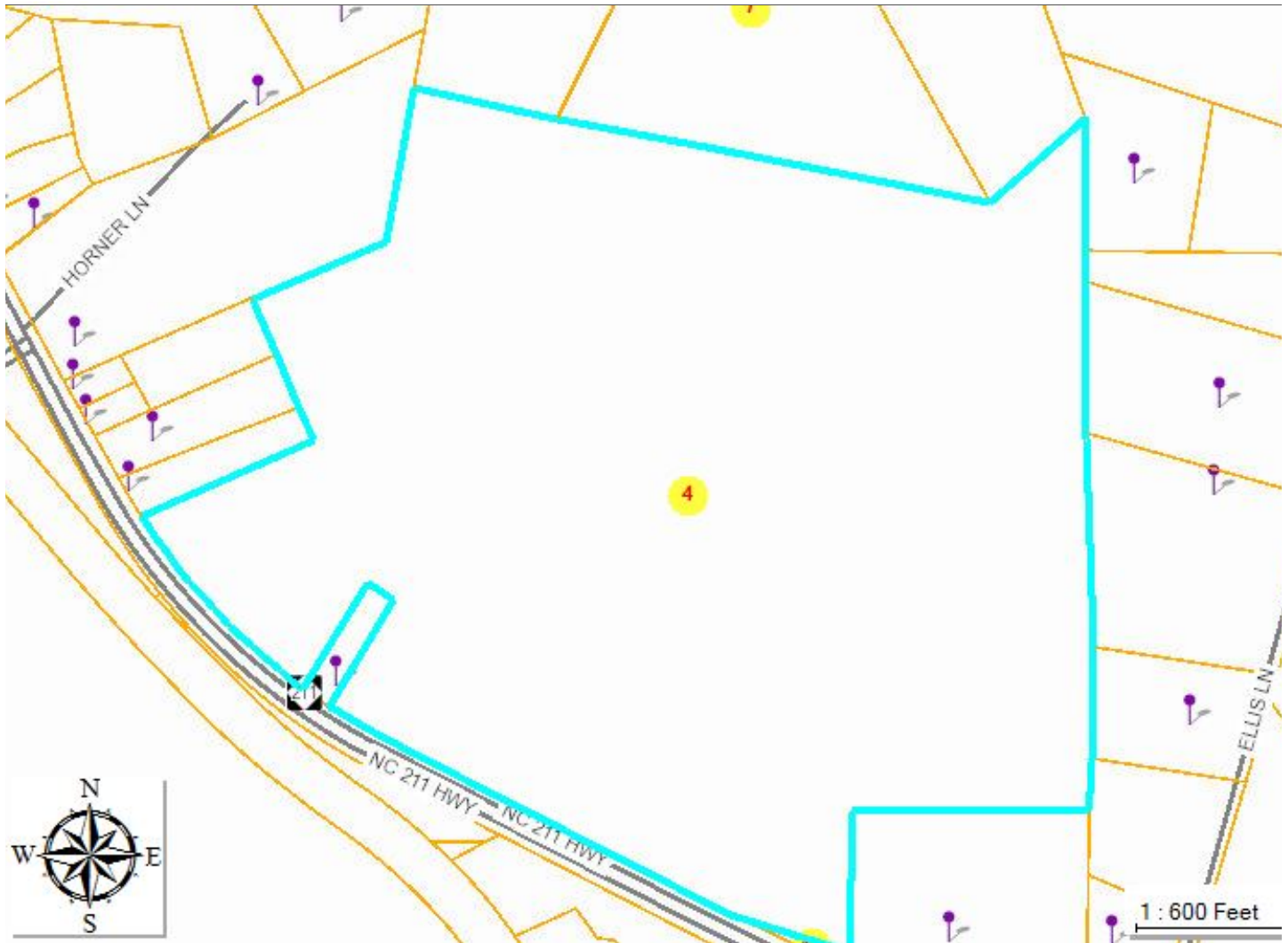


 McDONALD FAMILY FARMS, LLC
 CONCEPTUAL PLAN
 SHEET NUMBER: L-1
 SHEET TOTAL: 10
 DATE: 4/26/2015
 SCALE: AS NOTED
 PROJECT: 2015001
 SHEET NUMBER: L-1

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Site Plan



The information contained herein was given to Synergy Commercial Properties by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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