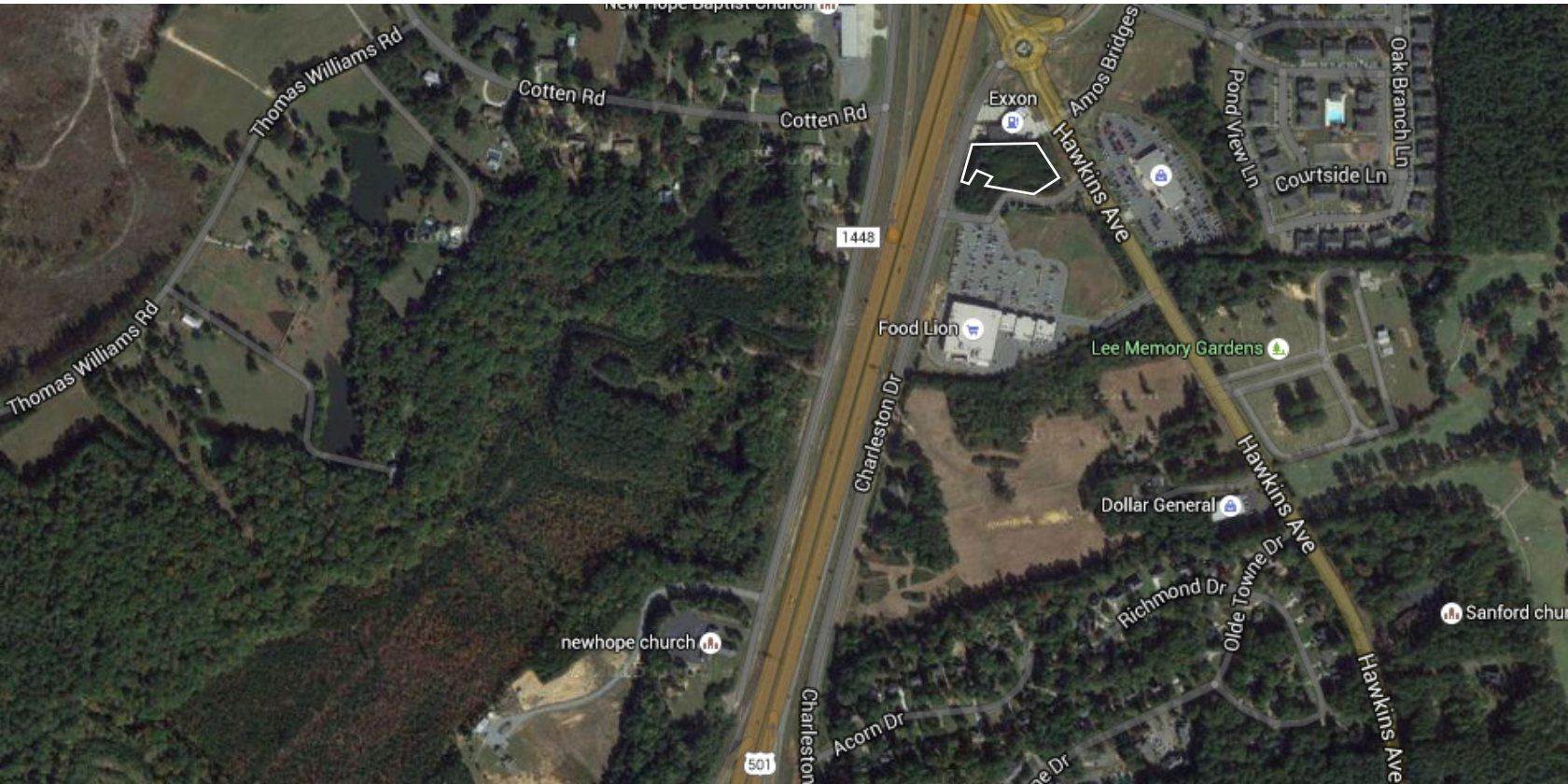


2581 Northview Crossing Sanford, NC



For Sale | Retail Pad Space | \$742,263



Building Attributes

Acres 1.42 Acres
Parcel ID 8644-54-4730
DB 978/Pg 283

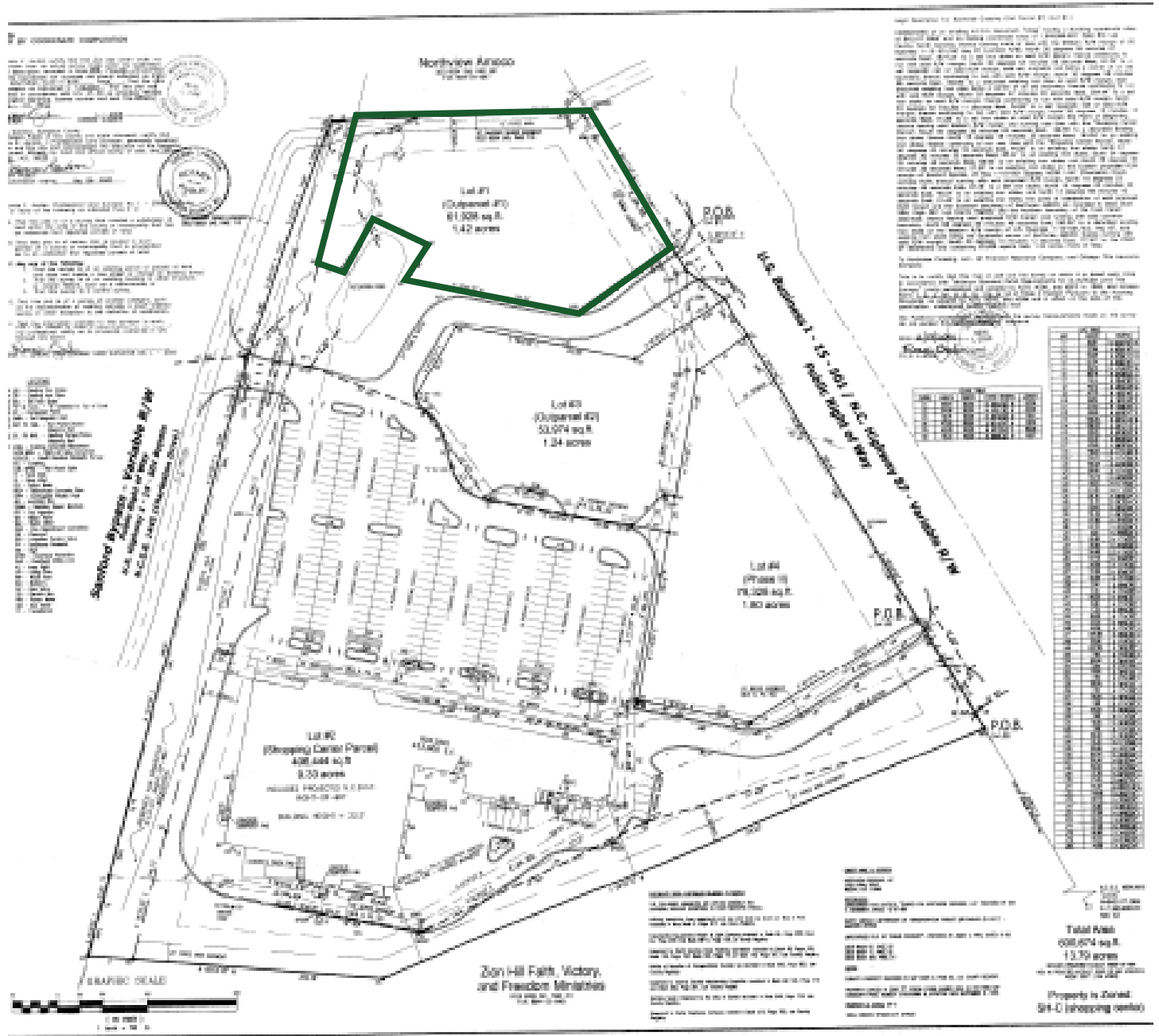
Features

- Highway Visibility
- Zoned Commercial Retail
- High Traffic Counts
- Good Neighborhood Trade Area
- Ideal for Restaurant/Retail
- Located Behind Exxon Station

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Site Plan



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Demographics

Population	1 Mile	3 Miles	5 Miles
2013	1,665	11,808	28,161
Households	1 Mile	3 Miles	5 Miles
2017	701	4,608	10,677
Median Disposable Income	1 Mile	3 Miles	5 Miles
2012	\$38,253	\$34,744	\$32,166

- Lee County is made up of the City of Sanford and Town of Broadway.
- Located less than 40 minutes from the Research Triangle, prestigious Duke University, University of North Carolina and NC State University.
- Located 2.5 hours from the beach at Wilmington.
- Located 2.5 hours from the mountains of Boone.
- Access to major highways - US-1 Expressway, I-40 and I-95.
- Active railroads.
- Home to the Raleigh Exec Jetport.
- 40 minutes from the Raleigh Durham International Airport, and 1.5 hours from the Piedmont Triad International Airport.

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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