

PICKETT SPROUSE

COMMERCIAL
REAL ESTATE



LAND FOR SALE

5472 Roxboro Road

Durham, NC

Link to Aerial Video: <https://youtu.be/3jY6LbBZwRY>

A WEST & WOODALL COMPANY



10.22 acres for sale in the beautiful Northern Durham County. The property has an older charming 2,280 SF depreciated home on the front end. Located right off of the busy US 501 with a heavy traffic count. Price recently reduced due to discovery of asbestos and underground storage tanks. Seller is not interested in a long drawn out closing process, price reduced to encourage a quick closing. Property being sold as is with no repairs. Inspection documents and due diligence material available upon request. There is city water and sewer available and it would be fairly inexpensive to hook into. Northern Durham has a lot of potential.

\$250,000

Highlights:

- \$250,000 or \$24,462 per acre
- 10.22 acres
- Zoned RS-20 or Rural Residential (RR)

For more information, please contact:

Graham Storey | graham@westandwoodall.com | direct 919-698-8799

Mark Micol | mark.micol@westandwoodall.com | direct 919-287-3048

919-493-0395 | visit us at PickettSprouse.com

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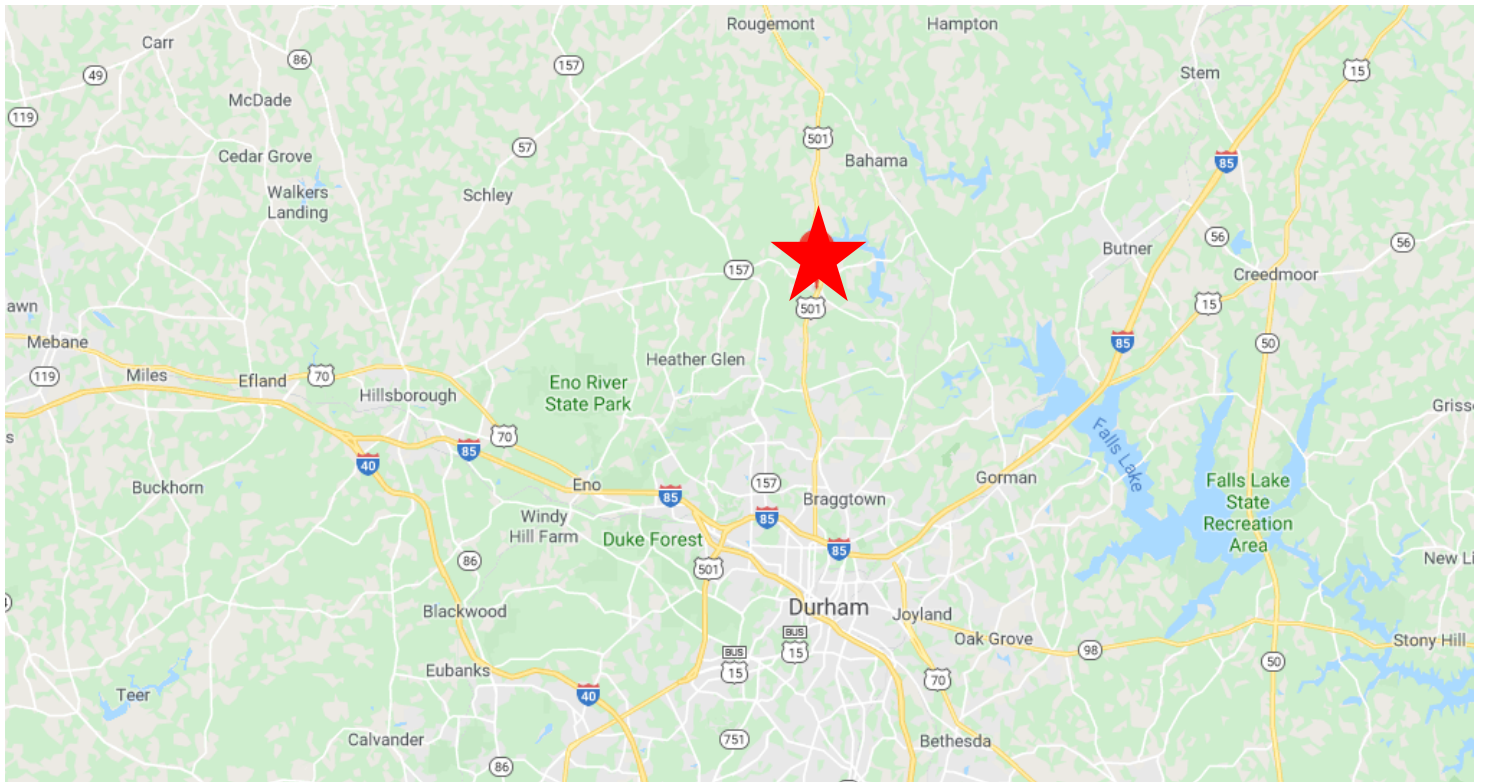


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