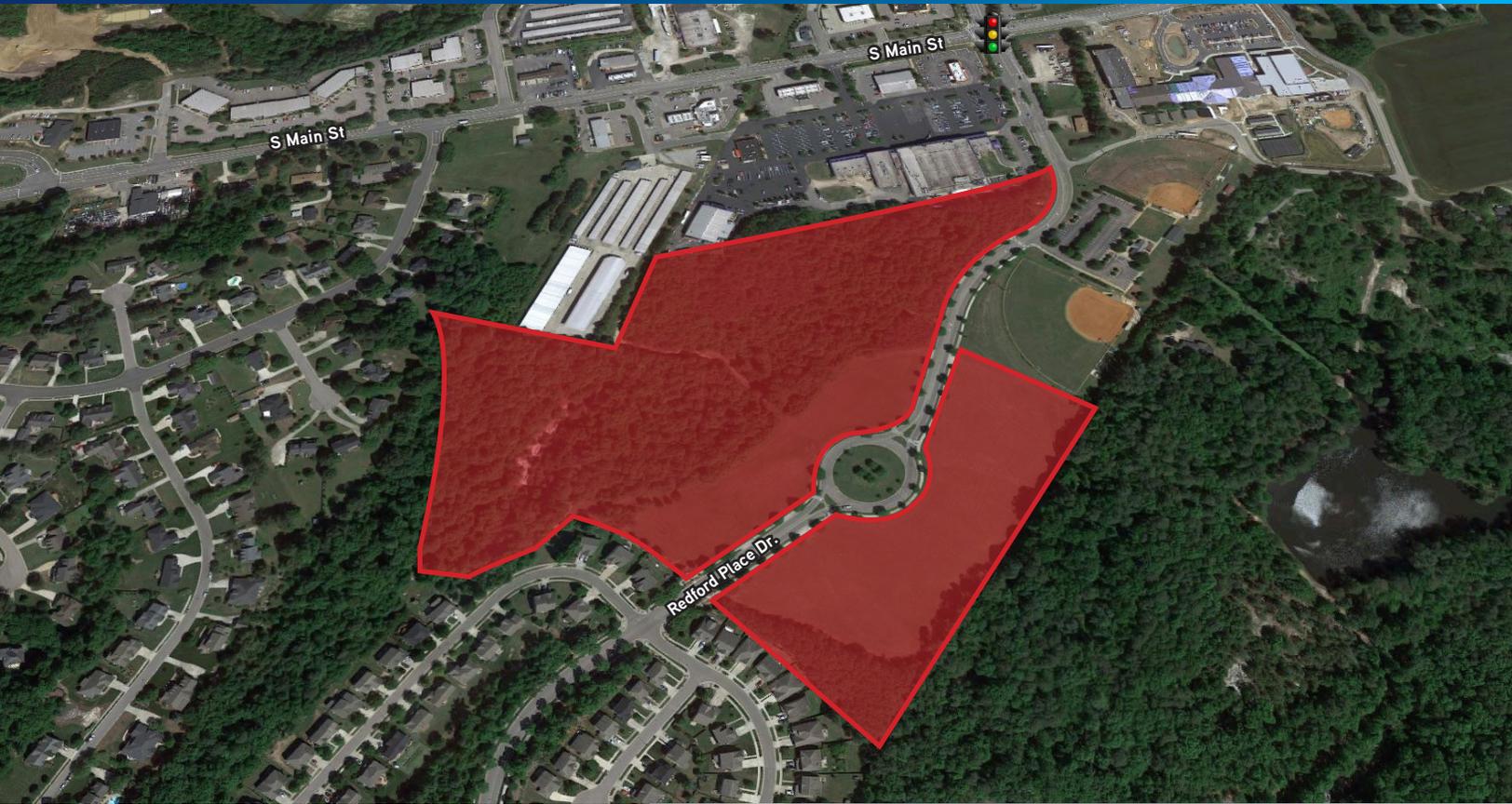


LAND FOR SALE

±26.99 ACRES RESIDENTIAL DEVELOPMENT

201 Redford Place Dr. Rolesville, NC 27571

Colliers
INTERNATIONAL



PROPERTY DETAIL

- > ± 26.99 ACRES
- > Sale Price: \$2,968,900
- > Price per acre: \$110,000
- > Parcel Id: 1758884270
- > Land Uses: Residential
- > Zoning: R & PUD
- > Utilities: Power
Gas
Water
Sewer



DAVID BATTEN

Vice President
919 582 3117
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COLLIERS INTERNATIONAL

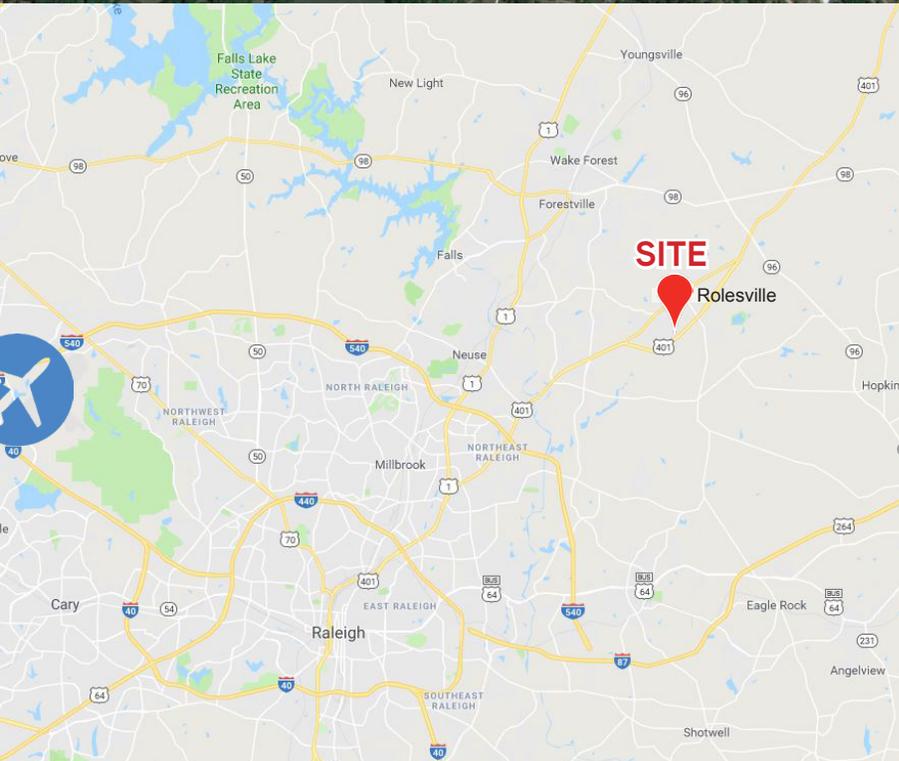
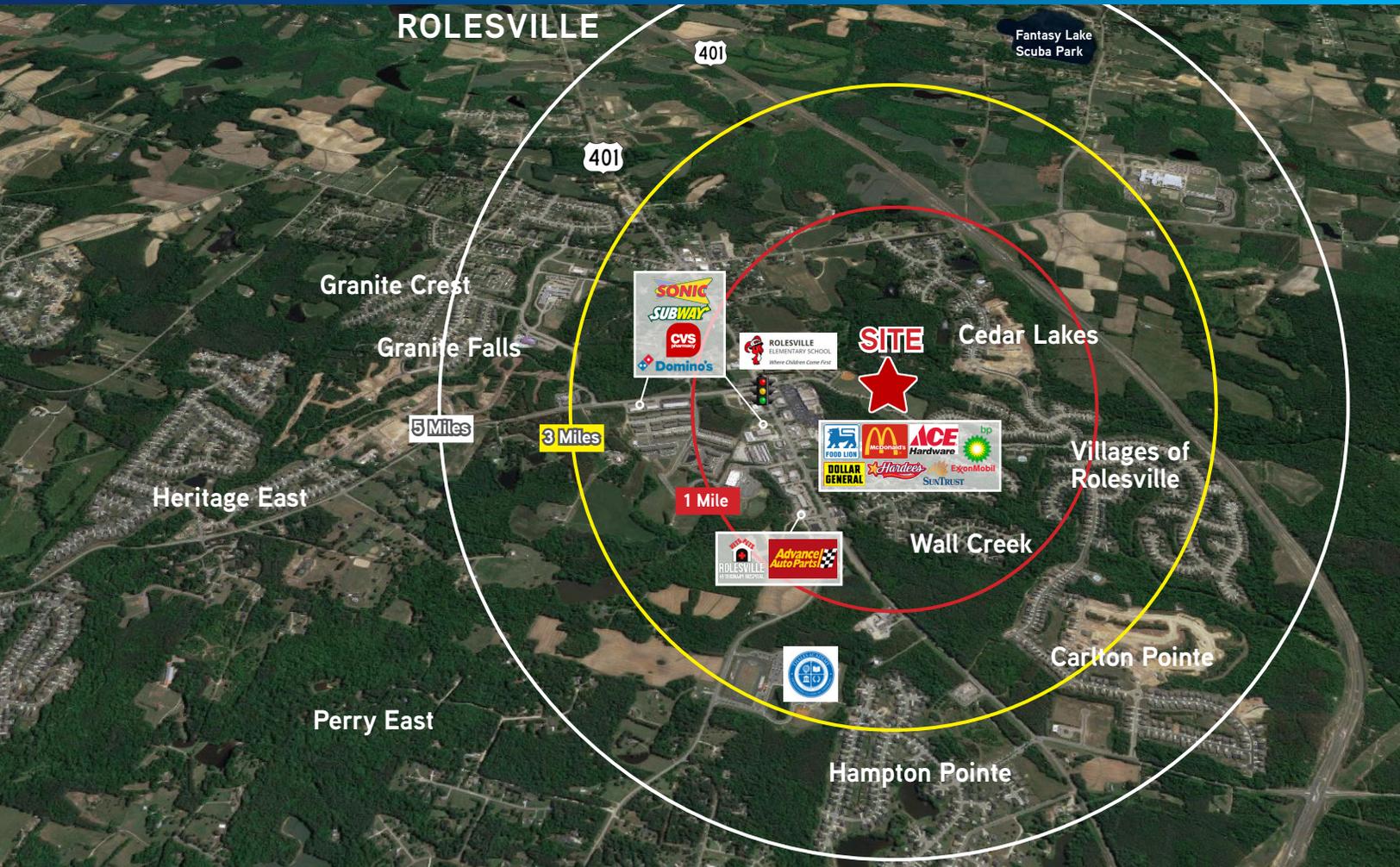
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DEMOGRAPHICS

| 2017 SUMMARY | 1 MILE | 3 MILE | 5 MILE |
|-----------------|----------|----------|----------|
| Population | 3,369 | 21,502 | 65,426 |
| Households (HH) | 1,149 | 7,290 | 22,774 |
| Avg. HH Income | \$75,109 | \$81,646 | \$75,121 |

LOCATION

- › Minutes from U.S. Highway 401 bypass
- › Surrounded by some of Rolesville's newest and nicest neighborhoods
- › ± 35 minutes from Raleigh International Airport (RDU)

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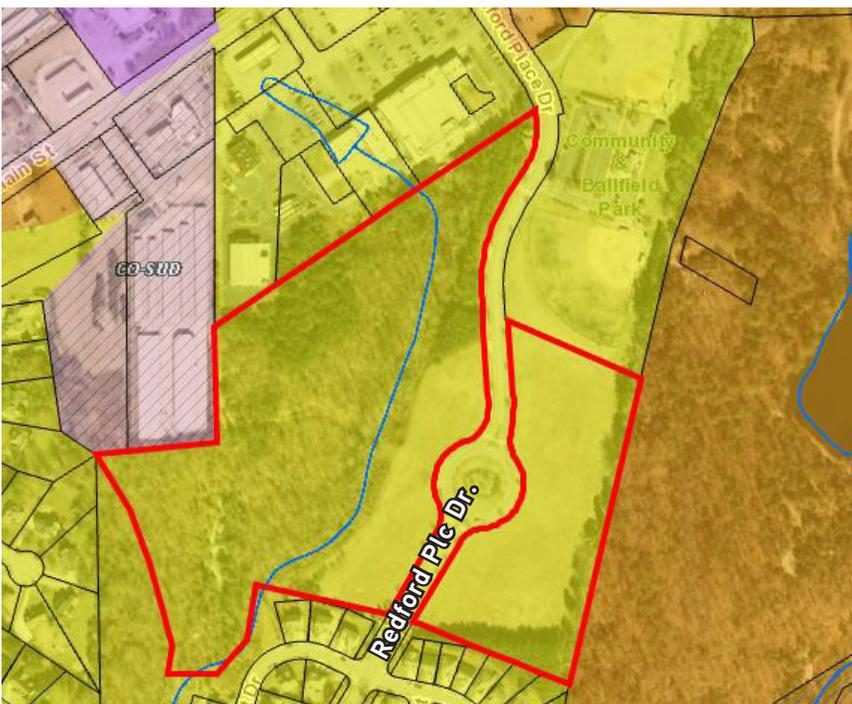
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TOPO & MUNICIPAL SEWER



ZONING: R & PUD



R&PUD – Residential and Planned Unit Development District. The R&PUD is established as a district in which to provide locations for development projects on land under unified control, planned as a whole, and developed in a single development operation or in a programmed series of units or stages of development, with appropriate design and site planning controls.

[Click Here to view the full Unified Development Ordinance. Go to section 6.2 for more detail on R & PUD.](#)

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ROLESVILLE, NC



This growing area exudes a quaint, small-town atmosphere, where visitors will experience a diverse community with a strong sense of pride and a welcoming spirit. Rolesville's roots run deep as the second oldest town in Wake County, established in 1837. Having a rich history in agriculture, many family farms are still in operation. The area has held onto its charm, and more than 4,000 proud citizens call Rolesville home.

ACCOLADES

- > #7 in America's top 10 boom towns (Realtor.com)
- > #23 in Top 50 safest cities in North Carolina (Safewise)



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