

1.56 Acres - Camden, NC

\$120,000



Incredible development opportunity with this 1.56 acre Commercial site on the busy corner of Highway 158 and Country Club Rd. in Camden, NC. The current widening of Highway 158 to a 4-lane highway through Camden County has made this site into a very desirable corner location with excellent visibility. This is one of the only real corner sites available in this growing area and it will be centered around one of the only two stoplights to remain in Camden after Highway 158 is widened. With a daily traffic count of 19,400 vehicles per day, this area presents an attractive area for development situated between Elizabeth City and the Outer Banks where all travelers to and from each destination will pass this site. Commercially Zoned with local Government poised to assist retail growth in this area, this property is positioned perfectly for Retail, Gas Stations, Food Service, Office, etc.. Site has abandoned home that can be removed and majority of existing trees will be cleared during highway project, which will greatly increase visibility and expand access. Small adjacent parcel can be acquired if more land is needed. Detailed plans on file to show what end product will look like after highway widening is complete.



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