

FOR SALE

**Raeford Road & Hoke Loop Road
Fayetteville, NC 28304**

**Franklin
Johnson**
Commercial Real Estate



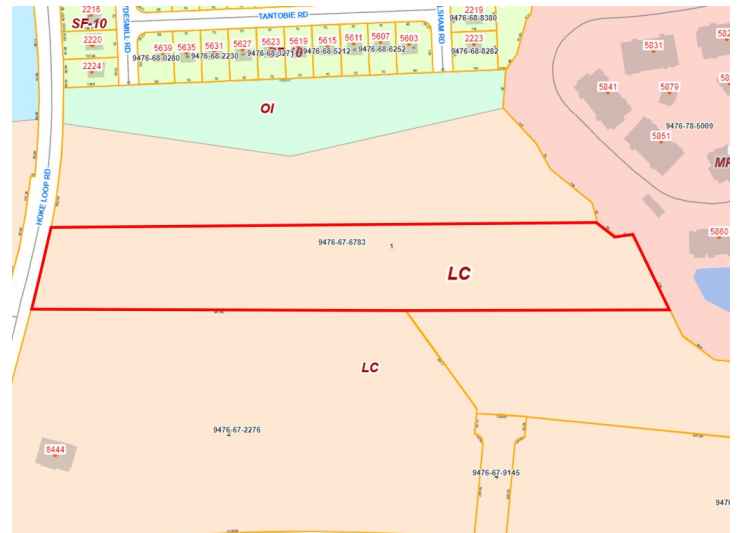
+/- 7.5 ACRES OF COMMERCIAL LAND ON HOKE LOOP RD

Offering Summary

Sale Price: \$1,500,000
Size: +/- 7.5 Acres
Zoned: LC—Limited Commercial
VPD: +/- 38,500 VPD along Raeford Road

Property Description

This +/- 7.5-acre commercial land tract is strategically situated along Hoke Loop Road just north of the intersection of Raeford Road. The DOT has approved for a second light along Hoke Loop Road which will help facilitate access onto the site. This is a rectangular shaped lot that has relatively level topography. Zoned LC, this property presents an attractive opportunity for future commercial development in a well-established and heavily trafficked corridor. Approximately $\pm 38,500$ VPD along Raeford Road and $\pm 9,700$ VPD along Hoke Loop Road. Conveniently located about 2 miles from Walmart, Lowe's, Food Lion, and a wide variety of retail, restaurants, and services. Public Utilities in the area. Broker has ownership interest in the property.



Michael H. Paschal

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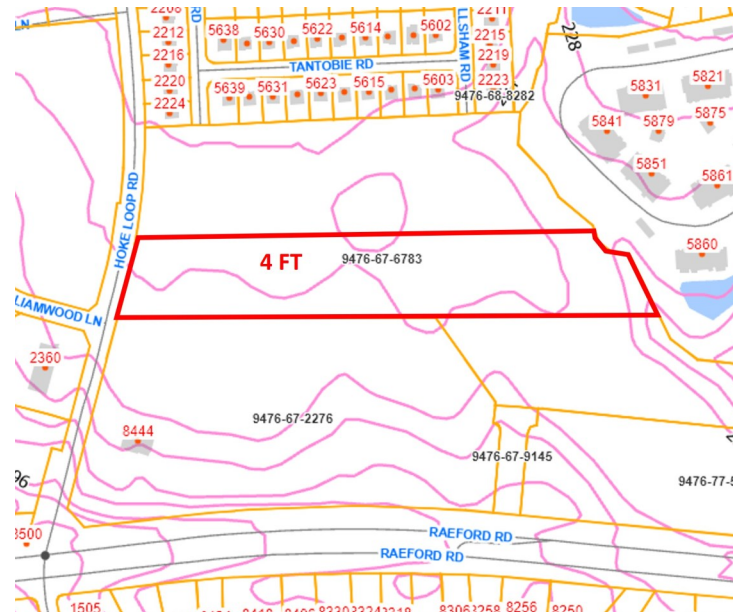
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