

2051 LYDIA PERRY RD

BEAR CREEK, NC 27559

EXCLUSIVE BROKER:

MIKE KEEN

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MKEEN@TRADEMARKPROPERTIES.COM

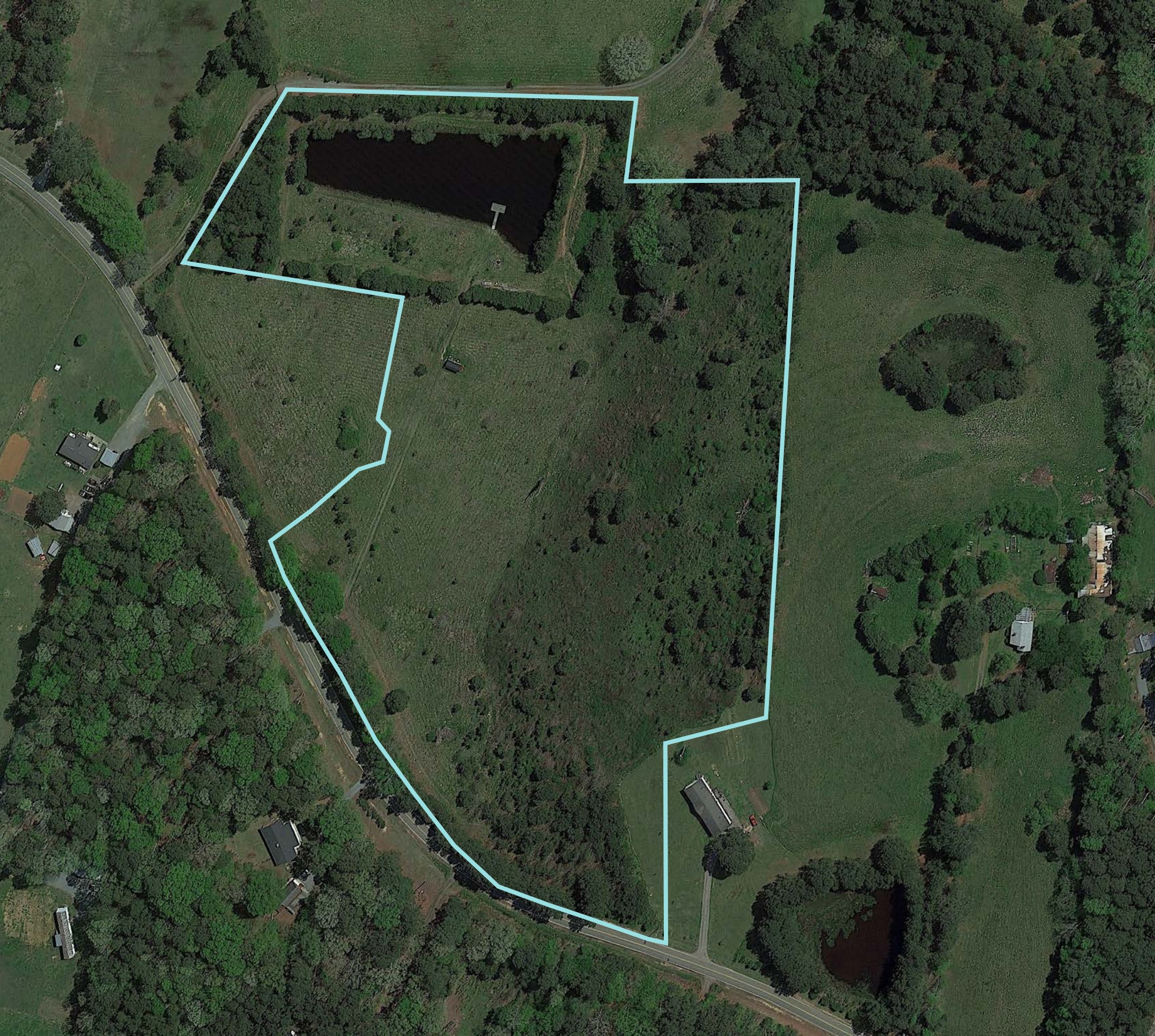
LYDIA PERRY RD

DEEP RIVER

SITE
17.30 ACRES

PRIVATE LARGE
RESIDENTIAL PARCEL
IN GROWING
CHATHAM COUNTY

LYDIA PERRY RD

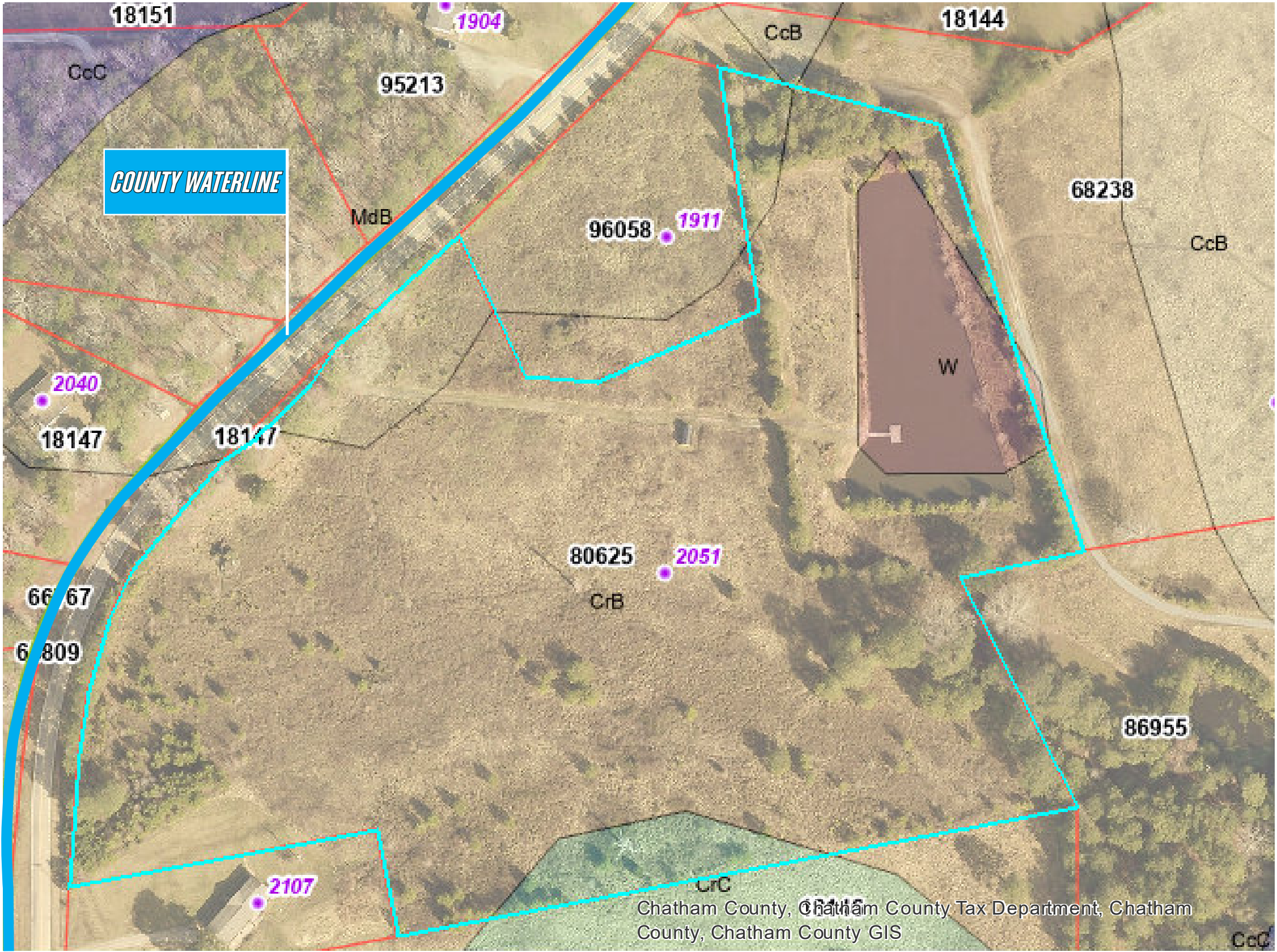


PROPERTY OVERVIEW

- 17.30 Acres
- Open pasture land with a one-acre pond and dock
- Perfect for horse farm and agricultural use
- Ideal for residential development
 - County water along the front
 - R1 zoning
- R1 Zoning
 - Permitted uses primarily consist of residential with minimum required Lot Area of 40,000 square feet
- Easy access to Pittsboro, Sanford, Apex, Holly Springs and Chapel Hill

SUMMARY	
PIN #	963700103030
ACREAGE	17.30
COUNTY	Chatham
PURCHASE PRICE	\$951,500

SOILS MAP



TOWNS

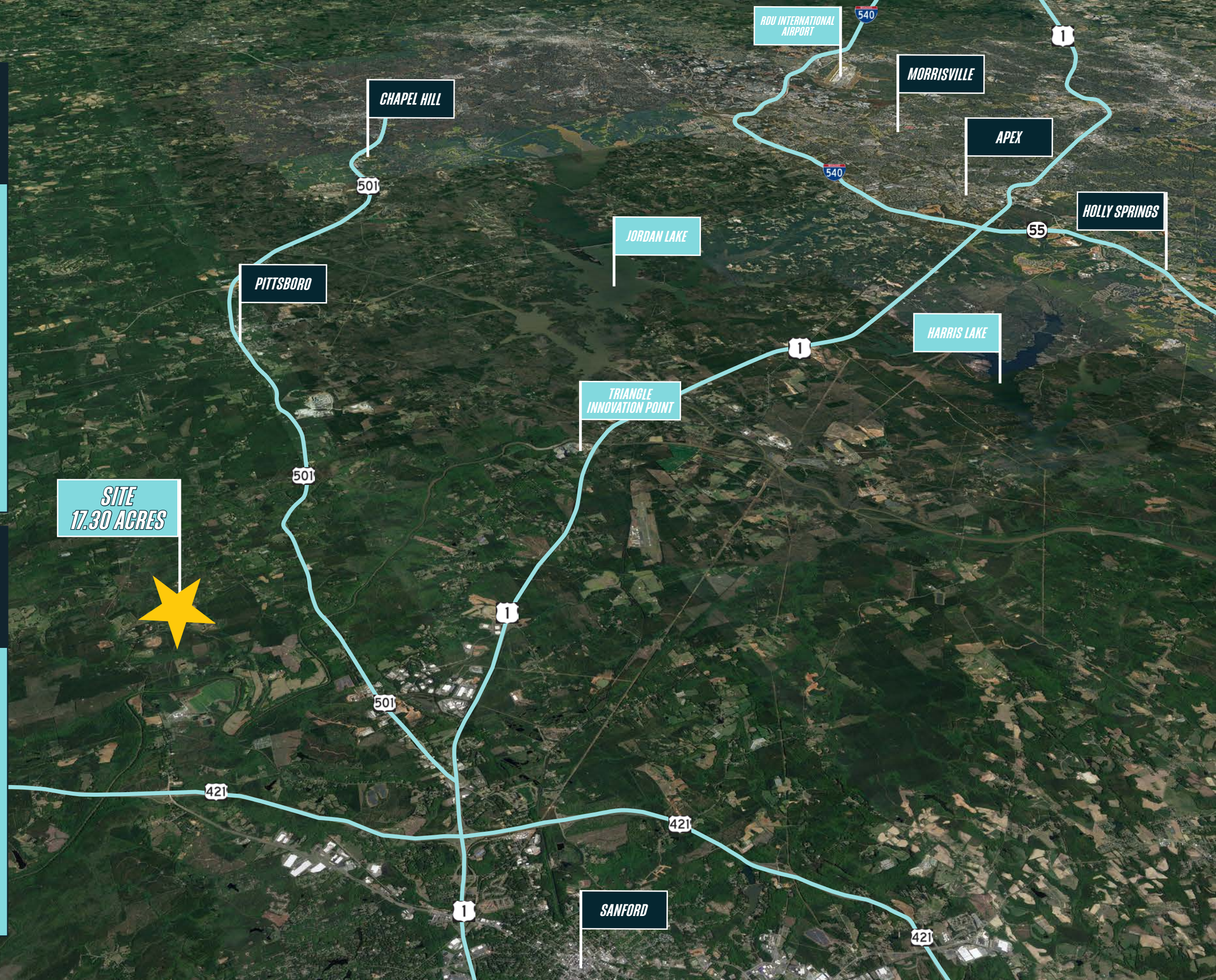
MILES FROM SITE

Sanford	7.5
Pittsboro	8.5
Apex	20.6
Holly Springs	21.3
Chapel Hill	27.5
Morrisville	40.1

LANDMARKS

MILES FROM SITE

Triangle Innovation Point	8.0
Jordan Lake	20.6
Harris Lake	24.6
RDU International Airport	40.8



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