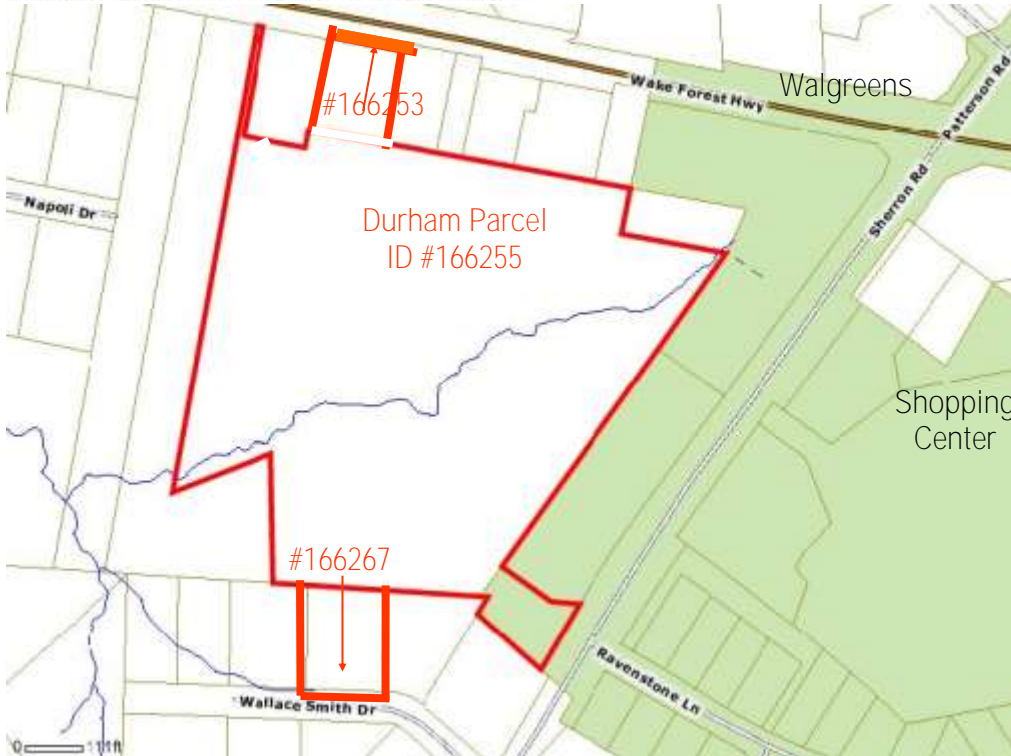




A WEST & WOODALL COMPANY



**FOR SALE**  
**±15.7 acres**  
Development Site

**Wake Forest Hwy**  
**at Sherron Rd**  
**Durham, NC**  
**\$1,150,000**

- Location:** At the intersection of Wake Forest Highway (NC 98) and Sherron Road. New Walgreens store adjoins property. Across from Ravenstone Shopping Center and CVS. Less than five miles to RTP and Brier Creek.
- Best Uses:** Affordable Housing, apartments, Senior Housing, Church, School.
- Zoning:** RR, RS-20, and CN(D).
- Utilities:** Public water on Sherron Road. Public sewer on Sherron Road and Wake Forest Highway. Natural gas line adjacent.
- Topography:** Northwest portion gently slopes down to creek running through middle of property. Southeast portion rises from creek toward Sherron Road.
- Comments:** Affordable housing, apartment or senior housing use would require rezoning and Future Land Use change.
- Price:** \$1,150,000

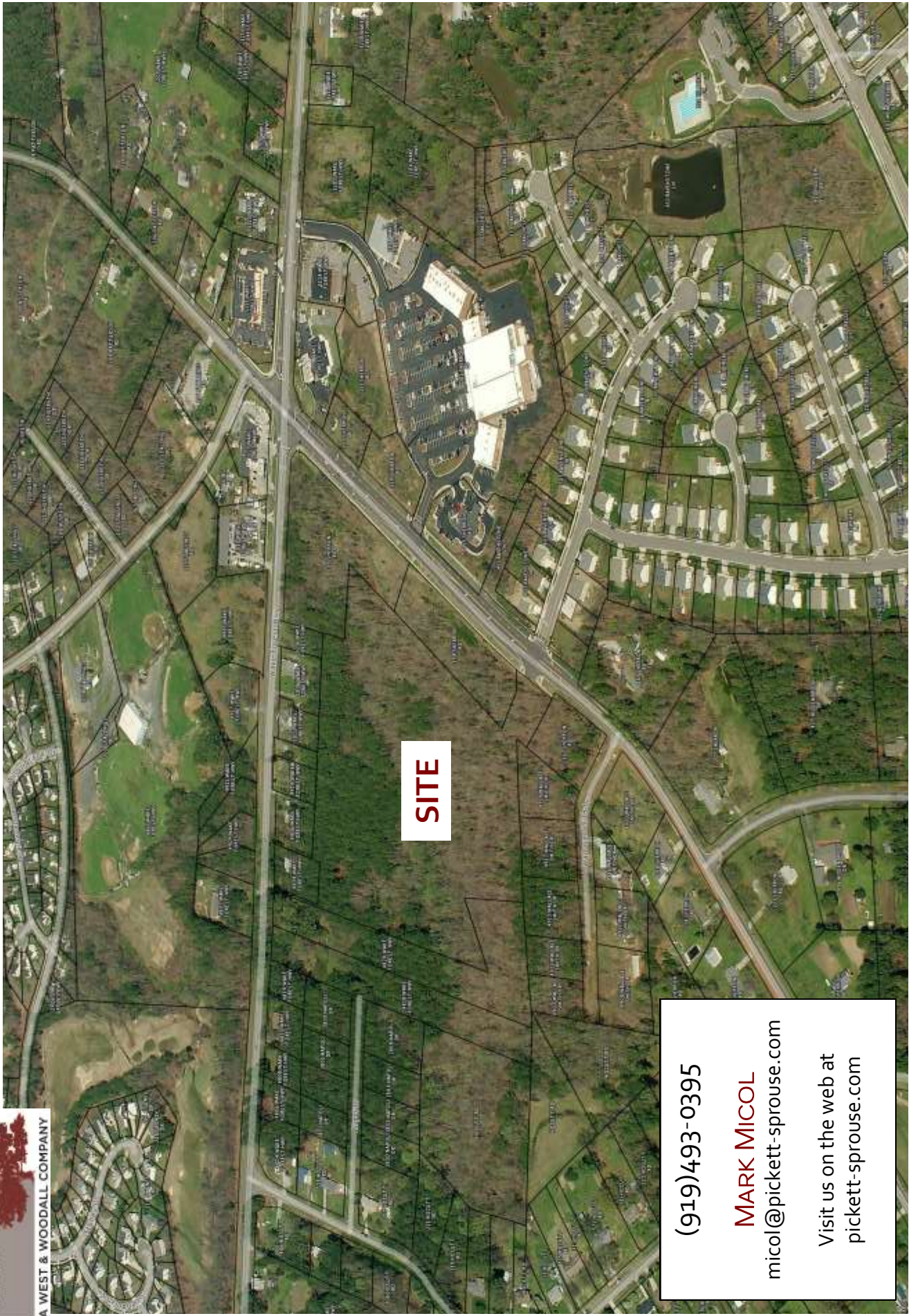
Contact us at:

**919-493-0395**

Visit us on the web at [pickett-sprouse.com](http://pickett-sprouse.com)

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