100447643 **Lot A Us 301 Highway N , Elm City, NC 27822** **Active**
Land **Current Price: $1,100,000**



Sub-Type:	Industrial	**HOA:**	No
City Limits:	Yes	**Zoning:**	RA
County:	Wilson	**Acres - Cleared:**	15
Location Type:	Mainland	**Acres - Total:**	22
Marketing City:	Elm City	**Acres - Wooded:**	7
Post Direction:	N	**Deed Restriction:**	No
Subdivision:	Not In Subdivision	**Lot Dimensions:**	22 acres
Secondary Subdivision:	N/A	**Lot SqFt:**	958,320
Elementary School:	Frederick Douglass	**Total Road Frontage:**	1,825
Middle School:	Elm City	**Waterfront:**	No
High School:	Fike High	**Waterview:**	No

Bldgs on Property: None
Current Use: Farm; Vacant
Environmental Hazard: Unknown
Terms: Cash; Conventional
Fuel Tank: None

Fencing: None
HOA and Neigh Amenities: No Amenities
Lot Description: Corner Lot; Farm; Partially Cleared
Lot Water Features: None

Possession: At Closing
Road Type/Frontage: Public (City/Cty/St)
Soil Evaluation: Soil Evaluation - No
Topography: Cleared/Partial; Level; Undeveloped
Utilities: Water Available
Sewer: None
Water Source: Municipal Water

Cobra Zone:	No	**Tax Identifier:**	3744-33-6758.01	**Plat Page:**	000
Deed Book:	2480	**PID:**	3744336758	**Special Assessments:**	NONE KNOWN
Deed Page:	160	**Plat Book:**	000	**Tax Assessed Value:**	$567,000
				Tax Year:	2024

Marketing/Public Remarks: Potential Commercial/Industrial tract , great location for strip center and/or convenient store, restaurants. It is currently zoned RA, but seller is amenable to rezoning to Commercial/Industrial.
Legal: US 301 HWY N 105AC=CITY 471.53AC

Directions to Property: From the Elm City Friendly Mart at corner of US Hwy 301 and E. Langley Road interchange, take Hwy 301 South for 1/2 mile and property is at the first intersection of 301 and Beauvue Road on the right. Watch for Stone Auction & Realty sign.

Broker Owner:	No	**Effective Date:**	05/30/2024	**Status:**	Active
Seller Rep.:		**Listing Price:**	$1,100,000		
Days on Market:	390	**Stipulation of Sale:**	Standard		
Listing Price:	$1,100,000				
List Price/Acre:	$50,000				

Tony Stone
Stone Auction & Realty
Tony@stoneauctionandrealty.com
Phone: 252-399-9983
Office Phone: 252-235-2200
Licensed in North Carolina

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