



Charlotte-Mecklenburg  
Historic Landmarks Commission



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Available for Sale - Redevelopment Opportunity  
**7225 Bud Henderson Rd**

Huntersville, NC 28078



# PROPERTY OVERVIEW

## **ABOUT**

One parcel for a total of +/- 2 acres available on Bud Henderson Road. Located just 17 miles to Uptown, 5.1 miles to Birkdale Village, 4 miles to Interstate 77N/S, 5.2 mi to Lake Norman's most accessible and high end office use. Minutes away from healthcare and retail shops. Opportunity to apply for Federal and State Historic Tax Credit.

## **PROPERTY DETAILS**

- +/- 2 Acres for Sale
- Zoned: TR
- Price upon Request

## **PARCEL DETAIL**

7225 Bud Henderson Rd

Parcel ID: 01502118

Acreage: 1.86

acres Zoning:

TR

Two story, 5,716 SF

residence Built: 1855





# NEARBY EXISTING AND FUTURE DEVELOPMENT PROJECTS

## NEARBY DEVELOPMENTS

### **Arbormere (Adjacent)**

Residential starting in the \$300Ks

### **Torance (3mi)**

Residential starting in the \$700Ks

### **Arrington (Adjacent)**

Residential starting in the \$300Ks

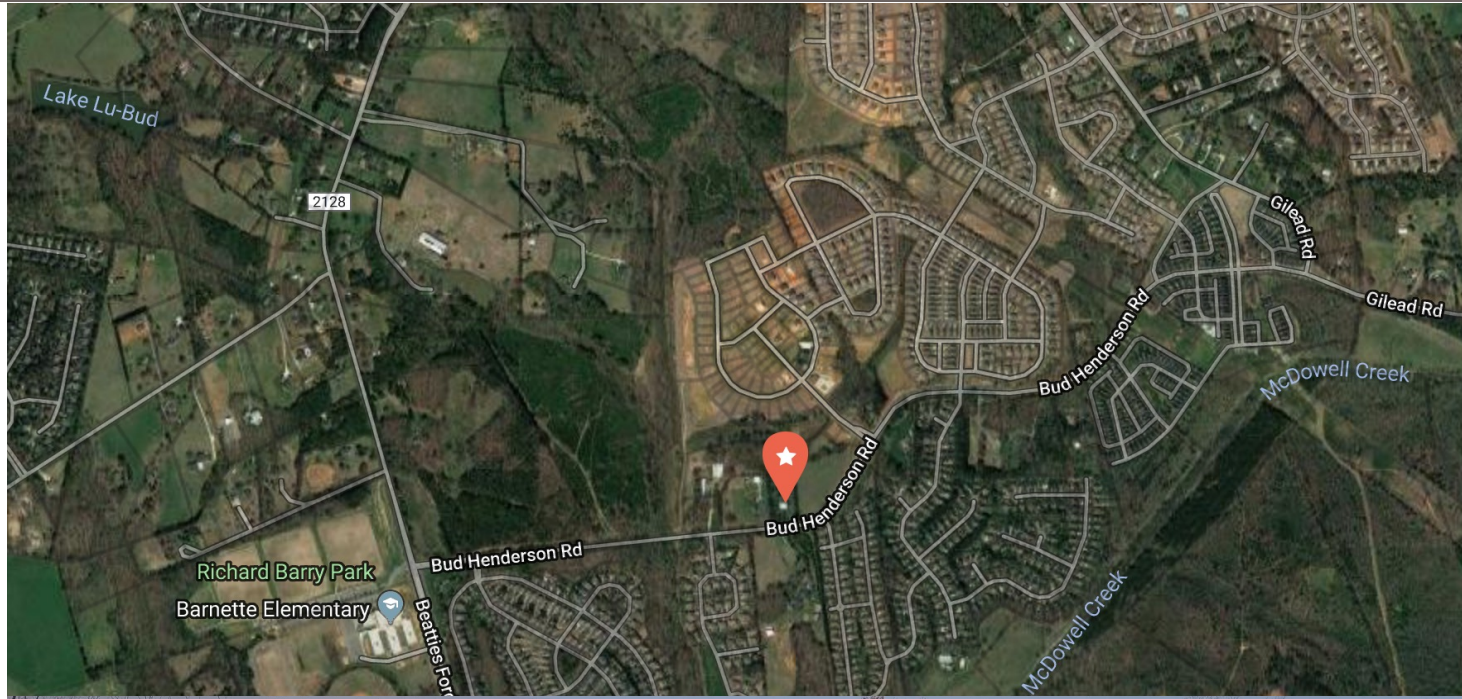
### **Future Lennar Phase Residential (Adjacent) Community School of Davidson Sports & Athletic Complex**

### **Birkdale Village (5.1 mi)**

Commercial & Residential

### **Gilead Village (4 mi)**

Residential



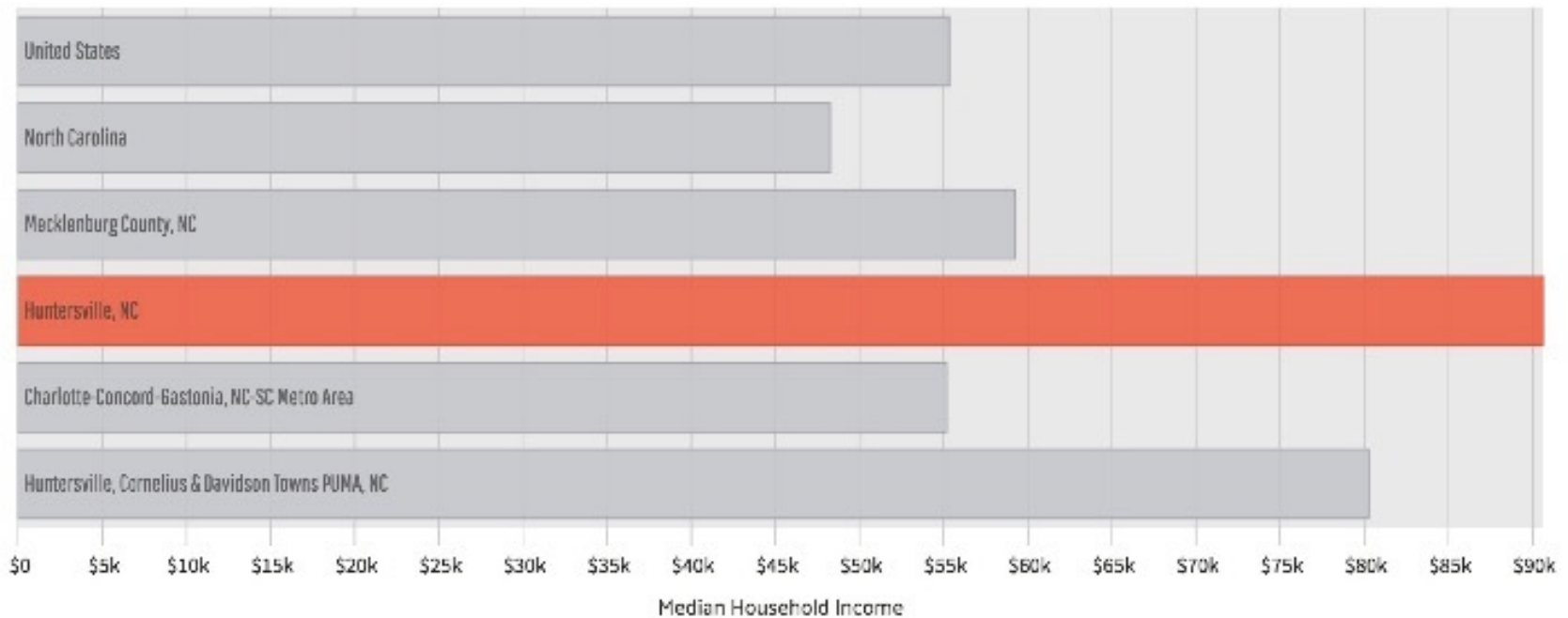






## Median Household Income in Huntersville, Nc

The closest comparable data for the census place of Huntersville, NC is from the public use microdata area of Huntersville, Cornelius & Davidson Towns PUMA, N



Dataset: ACS 5-year Estimate  
Source: Census Bureau

DATA USA