MLS #: 2455709　　　　**Status:** ACTIVE

LAND

0 Pearleman Teague Road　　Unit#:　　/ Lot#: 0

Siler City　　　　, NC　27344　(City Limits Of):

Subd: Not in a Subdivision　　/ **Nghbd:**

Possession: At Time Of Closing

Special Conditions No Special Conditions

DOM: 0　　**LP:** $225,000
CDOM: 0　　**SP:**

Financial Concessions

Contingent Addendum
Contract Date

Est/Closing Date

Remarks	**Measurements- Lot**

Remarks

Two adjacent properties off US 421 N with an additional 2.3 acres across the highway. Flat to gently rolling topography includes several acres of pasture but area is mostly wooded. Close to Siler City, minutes from WalMart. Unrestricted, no HOA. Potential for on site sales with Hwy 421 line of sight. Many possibilities.

Measurements- Lot

Lot Size: **23.100**　　　　Lot Dim:

Approx Lot SqFt: **1,006,236.00**　　Total HOA Dues:

Lot Information

Road Frontage	1,132	**Perk Test**	No
Cleared Acres		**Perk Test Date**	
Wooded Acres		**Water/Sewer Fee**	
Price per Acre	9,740.26	**# of Beds Yielded**	
Location			

Directions

From Pittsboro roundabout, north on Hillsboro St/15-501, west on Hwy 64 toward Siler City, right on Pearleman Teague Road, property will be on left.

Deed Restrictions　None
Restrictive Covenants　No

School Information

El 1: **Chatham - Virginia Cross**　　El 2:
Mi 1: **Chatham - Chatham**　　Mi 2:
Hi 1: **Chatham - J Matthews**　　Hi 2:

General Information

Year Built:　　New Construction:　　Est Fin Date:
Builder Name:　　　　Ownership:
　　　　　　　　　Prim Res:
Property Leased: **No**　Month to Month:　　Lease Expires:

Public Data, Taxes, Financing

Tax Value: **$138,227.00**　　Tax Rate **0.78500**
Zoning: **A-R**　　Inside City: **N**
Financial Comments

Oil/Gas Rights Severed?
No

Features

Restrictions	No Restrictions	**Vegetation**	Hardwoods, Pasture
Road Description	Street Paved	**Water Supply**	Need Well
Road Frontage Description	Has Frontage	**Waterfront Type**	
Sewer/Septic	Need Septic	**Water Body Name**	
Topography	Level	**Waterfront Access**	
Utilities	Electricity Available	**ApxWtrFrtg**	