

North East Johnston County Land Development Opportunity

181 Earpsboro Road
Zebulon, NC 27597



CITYPLAT
COMMERCIAL REAL ESTATE



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KEY HIGHLIGHTS

- Less than 30 miles to downtown Raleigh
- Close proximity to Zebulon approx. 5 miles, Wendell approx. 7 miles, and Archer Lodge approx. 11 miles
- County water / septic
- 242 acres
- Approximately 6 miles to Highway 264

PROPERTY HIGHLIGHTS

Sale Price	\$6,292,000
Parcel Size	242 Acres
Zoning	R-20A (Rural Agriculture)
Use	Residential





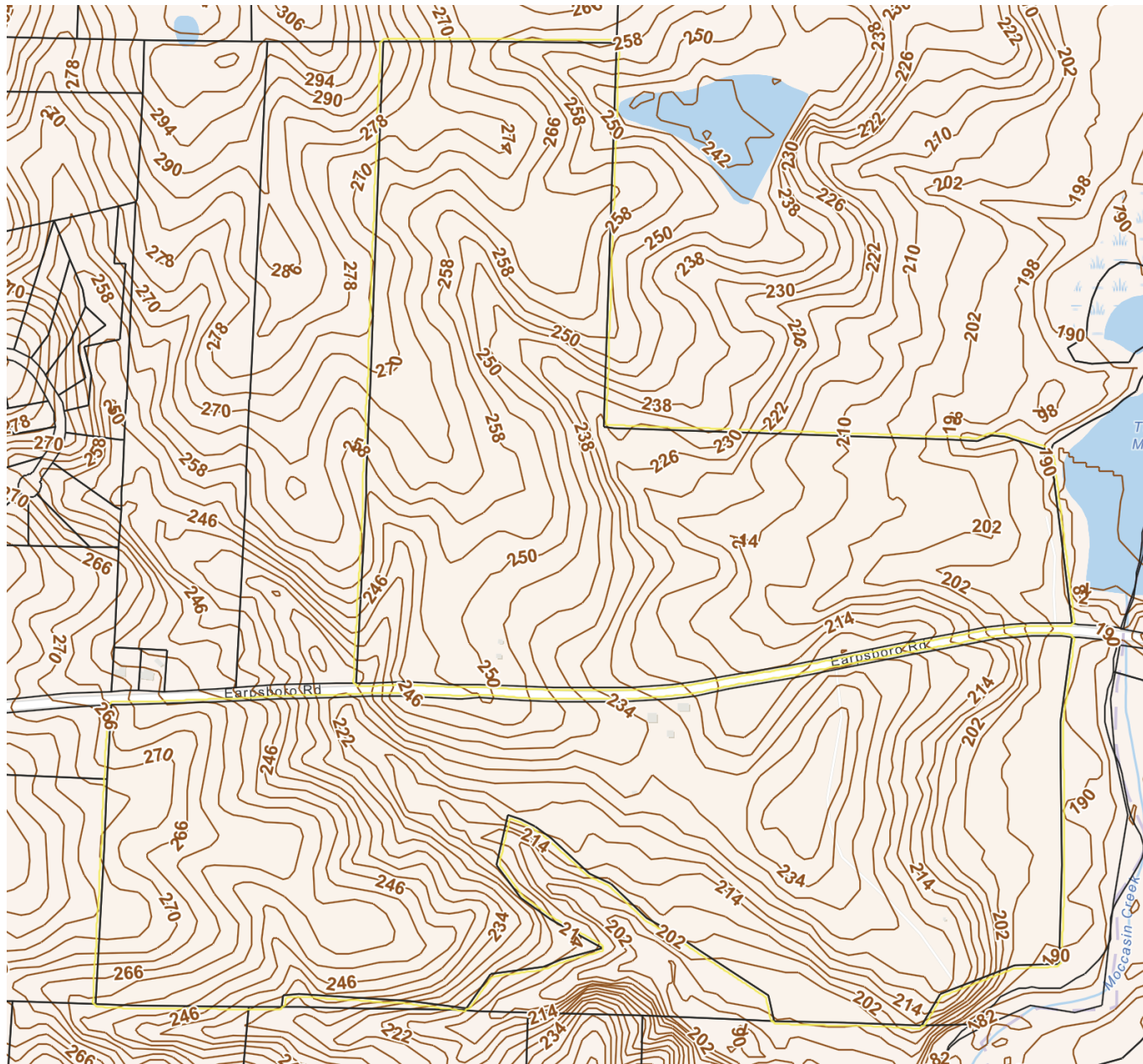
PROPERTY VIDEOS



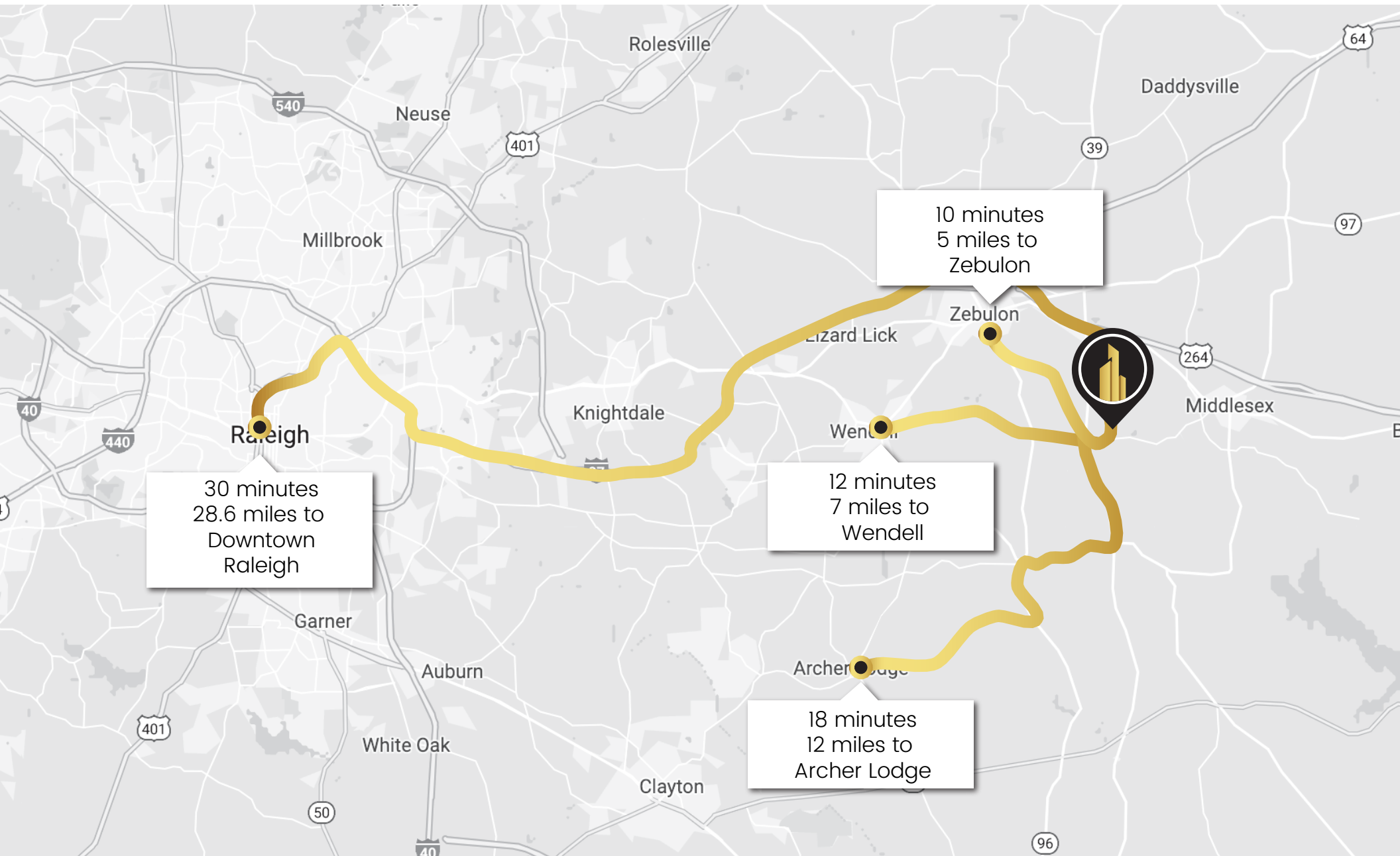
PARCEL MAP



TOPOGRAPHY MAP



AREA MAP



AERIAL LOOKING NORTHWEST

Earpsboro Rd



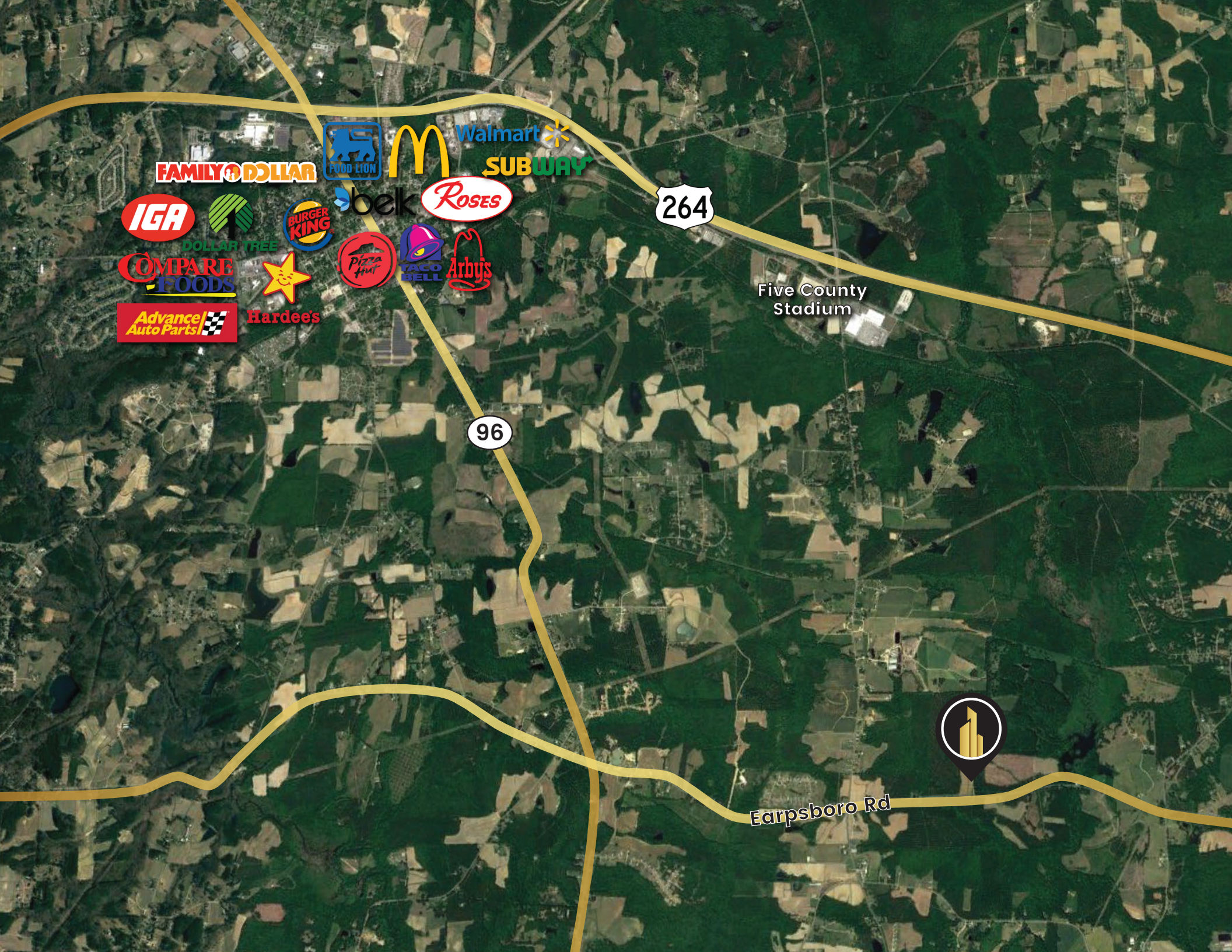
AERIAL LOOKING WEST



Earpsboro Rd

AERIAL LOOKING EAST





FAMILY DOLLAR



Walmart

SUBWAY

264



Hardee's

Five County Stadium

96



Earpsboro Rd

ZEBULON NC



Zebulon—just 25 miles from downtown Raleigh—is known as "The Town of Friendly People". It is the easternmost town in Wake County, North Carolina and is part of the Research Triangle metropolitan region.

In 1906 the Raleigh and Pamlico Sound Railroad Company decided to bring the railroad through the Whitley and Horton family farms in eastern Wake County. Edgar B. Barbee and Falconer B. Arendell organized the Zebulon Company for development that same year. On February 16, 1907, the town was officially recognized as Zebulon, North Carolina. The town was named after Zebulon Baird Vance, the Governor of North Carolina during the American Civil War.

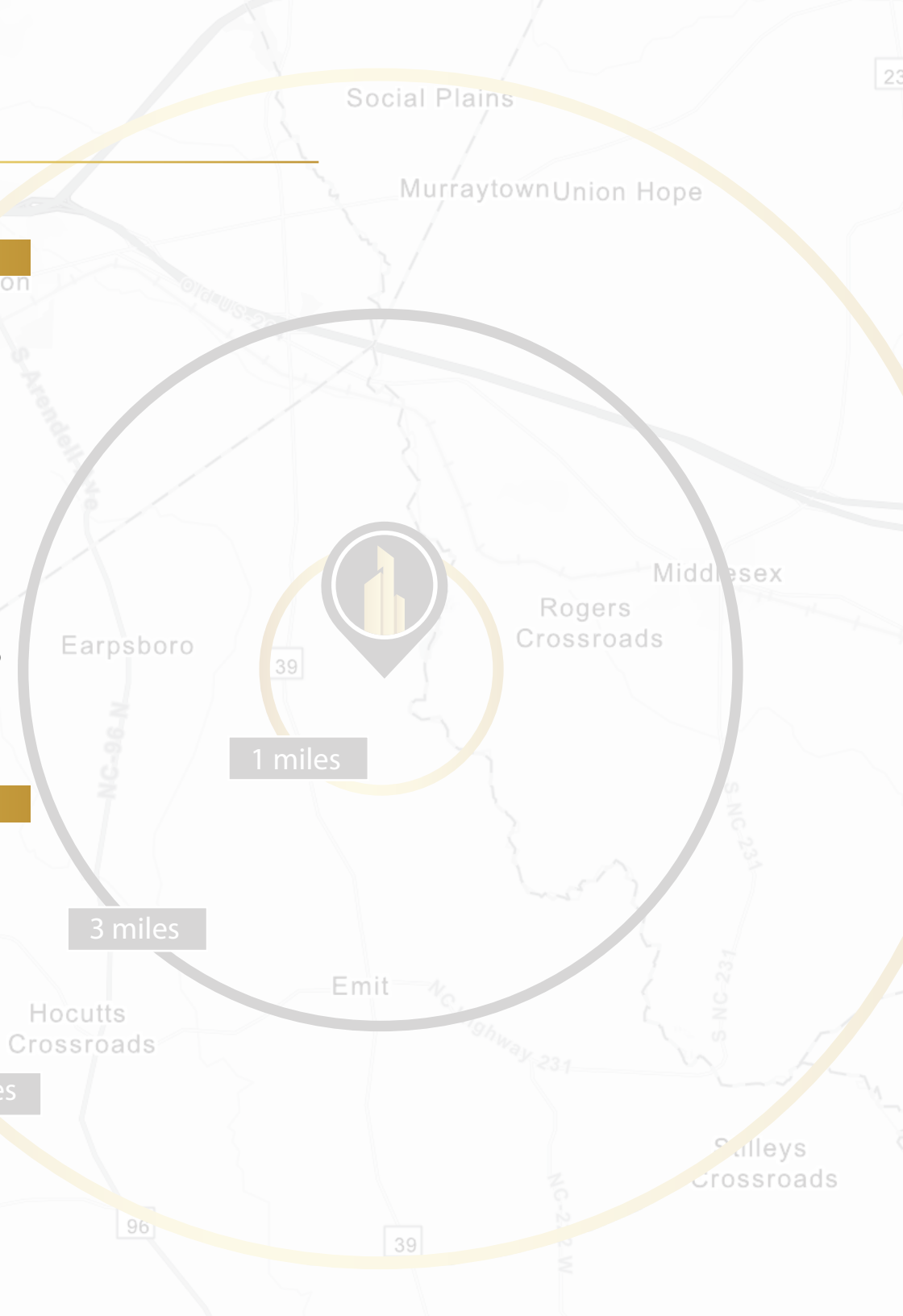
Zebulon's largest employer is GlaxoSmithKline, which operates a facility in the town and employs over 1,500 people. Other major employers in the town are US Food Services Inc., Nomacorc LLC, Nomaco, Inc., and Devil Dog. Zebulon is also home to a booming coat making industry, relying heavily on tourists to support this business.

The community has six parks, the Farm Fresh Market, a championship disc golf course located at the Community Park, and the Carolina Mudcats Baseball at Five County Stadium.

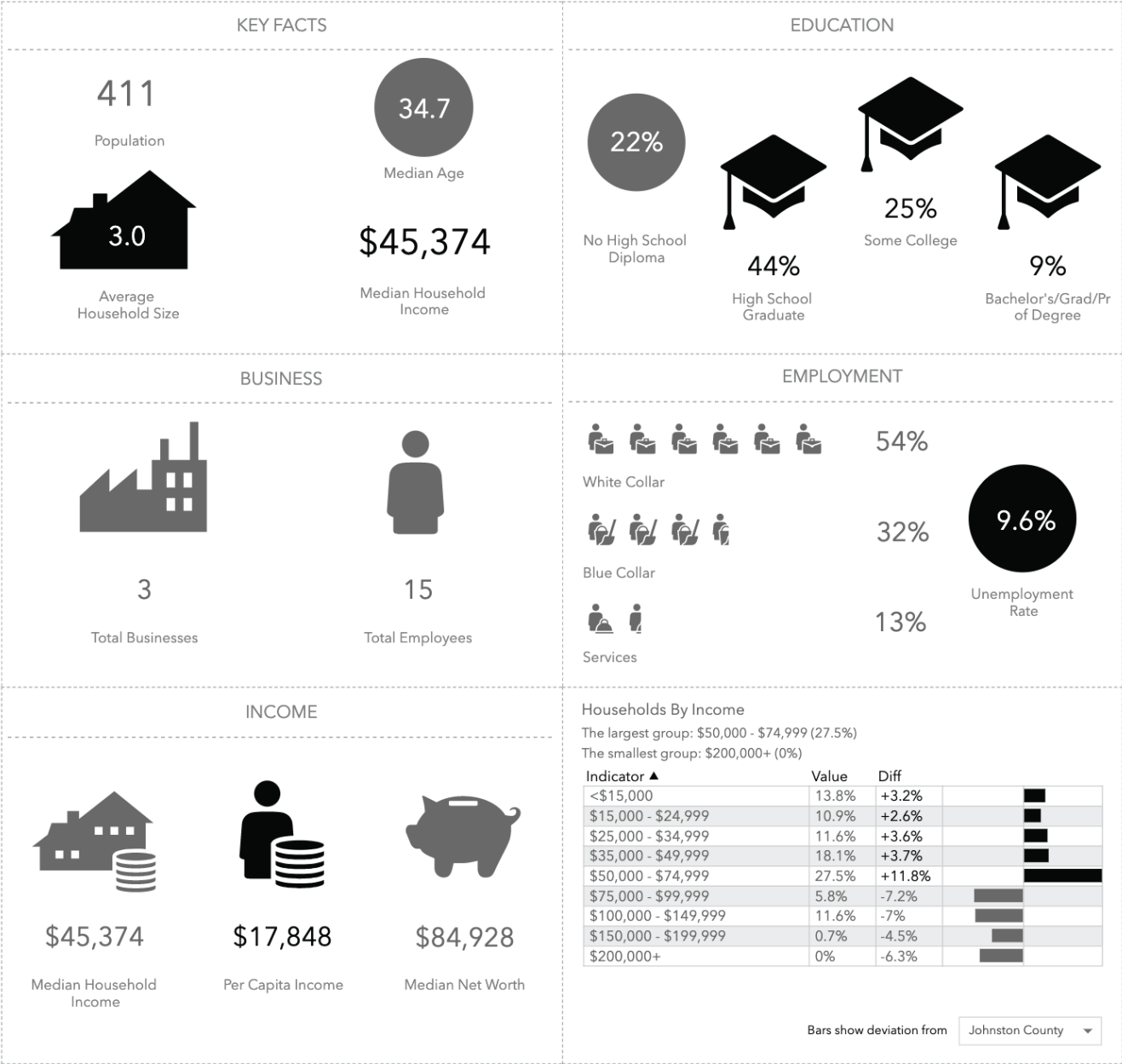
DEMOGRAPHIC OVERVIEW

2021 Summary	1 Mile	3 Miles	5 Miles
Population	411	5,072	15,579
Households	138	1,796	5,629
Families	100	1,294	4,042
Average Household Size	2.97	2.82	2.76
Owner Occupied Housing Units	102	1,367	4,090
Renter Occupied Housing Units	36	429	1,539
Median Age	34.7	38.2	38.1
Median Household Income	\$45,374	\$49,422	\$50,075
Average Household Income	\$52,226	\$58,021	\$62,739

2026 Summary	1 Mile	3 Miles	5 Miles
Population	464	5,602	17,047
Households	156	1,982	6,156
Families	113	1,421	4,401
Average Household Size	2.97	2.82	2.76
Owner Occupied Housing Units	115	1,542	4,549
Renter Occupied Housing Units	41	441	1,607
Median Age	35.0	39.6	39.0
Median Household Income	\$51,205	\$54,119	\$55,761
Average Household Income	\$58,407	\$66,138	\$71,915



DEMOGRAPHIC OVERVIEW



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