



7248 Three Sisters Lane, Concord NC 28027-8425

List Price: **\$163,000**

MLS#: **3056769**
 Status: **Active**
 Subdivision: **Jacobs Ridge**
 Zoning: **LDR**
 Legal Desc: **LOT 15 JACOBS RIDGE PH 2 MAP 1 47-18 1.68AC**

Category: **Lots/Acres/Farms**
 Tax Location: **Concord**
 Tax Value: **\$162,620**

Parcel ID: **4693-43-3704-0000**
 County: **Cabarrus**
 Zoning Desc:
 Deed Reference **7585-200**



General Information

Type: **Lot**
 Can be Divided: **No**
 \$/Acres: **\$97,023.81**

Land Information

Approx Acres: **1.68**
 Approx Lot Dim: **222x336x221x318**
 Min Sqft To Build: **3,000**
 Prop Foundation: **Basement, Crawl Space**

Additional Information

Prop Fin: **Cash, Construction/Perm Loan, Conventional**
 Ownership: **Seller owned for at least one year**
 Special Conditions: **None**

School Information

Elem: **Charles E. Boger**
 Middle: **Northwest Cabarrus**
 High: **Northwest Cabarrus**

Utility/Plan Information

Sewer: **Septic Tank**
 Water: **City Water, Connection Fee F**
 Outbuildings: **No**
 Dwellings: **No**

Association Information

Subject To HOA: **Yes** HOA Subj Dues: **Mandatory** Assoc Fee: **\$1000/Annually** Subject to CCRs: **Yes**

Public Remarks: **Beautiful wooded lot in Jacobs Ridge just off Hwy 3. You will love the serenity & peaceful location! Easy access to CMC Northeast hospital, Mooresville & Research area. You can build your dream home & still have lots of privacy. You will be surrounded by other million \$\$ homes in this prestigious neighborhood. This 1.68 ac. lot has a bit of a slope, for either a crawl or basement home. HOA has architectural review & minimum sq. ft. requirements, this is a great neighborhood & wonderful schools**

Directions: **George Liles to left on Trinity Church, bear to left on Drakestone, Right on Rankin, Left into Jacobs Ridge on Three Sisters, lot is 3rd on the right. Or from Hwy 3 toward Kannapolis, take a right on Rankin, bear to left on Stirewalt, to left into Jacobs Ridge on Three Sisters. Lot is third on right.**

Listing Information

DOM: **16** CDOM: **683** Closed Dt:
 UC Dt: DDP-End Date: Close Price: Slr Contr:
 LTC:

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