

Cross Property Client Full

99999 Pearson Drive #30, Asheville, NC 28801

MLS#: **3904682** Category: **Lots/Acres/Farm** Parcel ID: **portion of 9639-75-** List Price: **\$325,000**
Status: **Active** City Taxes Paid To: **Asheville** County: **Buncombe**
Subdivision: **Montford** Tax Value: **\$215,000** Zoning Desc:
Zoning: **RS8** Deed Reference: **6224/1390**
Legal Desc: **Lot 30 Portion of DB/P 6224/1390**



General Information

Type: **Lot**
Can be Divided?: **No**
\$/Acre: **\$1,203,703.70**

Land Information

Approx Acres: **0.27**
Acres Cleared:
Acres Wooded:
Approx Lot Dim:
Min Sqft To Build: **0**
Prop Foundation: **Basement, Crawl Space**
Lot Desc: **Corner Lot, Wooded**

Additional Information

Prop Fin: **1031 Like-Kind Exchange, Cash, Construction Perm Loan, Conventi**
Transaction Type: **For Sale**
Ownership: **Seller owned for less than one year**
Special Conditions: **None**
Road Responsibility: **Other - See Media/Remarks**

School Information

Elem: **Asheville City**
Middle: **Asheville**
High: **Asheville**

Utility/Plan Information

Sewer: **City Sewer, Tap Fee Requi**
Water: **City Water, Tap Fee Requi**
Outbuildings: **No**
Dwellings: **No**
Bedrooms Septic:

Recent: **10/15/2022 : NEWS : ->ACT**

Features

Lake/Water Amenities: **None**
Fixtures Exceptions: **No**
Comm Features: **None**
Access: **City Street, Gravel Road, Private Road** Street: **Paved**
Improvements: **None**
Suitable Use: **Residential**
Other Parking: **Do not park on public drive as it is access for other homes. Please park on Pearson Drive and walk to lot.**

Association Information

Subject To HOA: **None** Subj to CCRs: HOA Subj Dues: **No**
Proposed Spcl Assess: **No** Confirm Spcl Assess:

Remarks

Public Remarks: **Now is your opportunity to build in Montford! This 0.27 acre lot is located on Pearson Drive in one of Asheville's most favorite neighborhoods. Only about 1 mile to downtown, coffee shops, and restaurants; 1.5 miles to the River Arts District; and a short stroll to the neighborhood garden! South facing with larger trees for summer shade and winter sun. An easy build for a larger crawlspace or a walk-out basement. Access could be made from Pearson Drive or public drive along the eastern property boundary. Lot 30 is a portion of the larger current PIN. The lot has recently been surveyed off and will be recorded soon with a new PIN. Portion of 9639-75-8538-00000.**

Listing Information

DOM: **2** CDOM: **2** Closed Dt:
UC Dt: DDP-End Date: Close Price: Slr Contr:
LTC:

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