

**299990 4br (15562 USD)**



Location **North Carolina**  
<https://www.genclassifieds.com/x-635852-z>

Beach escape to beautiful Surf City, NC to a 1.5+/- acre lot that has a building site already cleared with well, septic and drain field to accommodate a 3 bed 2 bath home of your choosing. I purchased this lot and spent thousands of dollars to clear a building site and install the infrastructure to install a home for my elderly Mother. Before I could get the home put on the property my Mother became terminally ill. It has a spring fed freshwater pond stocked with bass, bluegill and catfish as well as an established food producing organic garden. I've even planted a pecan tree and grape vine on the property. The north side of the property is bound by a constantly flowing Becky's Creek and the front of the property is bound by a state maintained hard top road with lots of road frontage. From this building site, you can be at the Surf City fishing pier, beaches, drug store, Walmart, grocery stores, Lowe's Hardware, Cape Fear Community College all within only 2 minutes. In fact you can easily walk to Walmart, CVS, Realo Drug and Food Lion. The well was dug to 120' feet just a few months ago and the septic and drain field have never been used. I also have in place on the property, a relatively new 8'x16' insulated and prewired storage building that has double doors and 2 windows. There are NO aggravating HOA fees or rules associated with this property and you can put whatever kind of home you want even if it's just a travel trailer. The neighborhood is very private, quiet and very safe and the building site is not in a flood zone. The county location is Pender county which has one of the best school systems in the state. I could go on and on but if you have any further questions please call the contact number and talk to me. I've also installed a nice culvert leading into a driveway area. Because I need to sell quickly, I am asking 69,990 OBO for just the lot. I also would like to sell my 3-4 bedroom 2 full bath home which sits on 1.9+/- acres and adjoins the aforementioned 1.5 acre lot. The house has tons of amenities: new \$2,300 Frigidare gallery series

refrigerator/freezer with 2 ice makers and water and ice in door, new granite counter tops with new sink, a  
 very solid very secure gas range, 2 full bathrooms, 2 full kitchen pantries, 2 full bar, new  
 the newly installed top coats, heating and cooling system, 2 full air conditioning units installed  
 is a huge 60' x 60' back porch, 2 full porches, 2 full 4' x 4' full insulated, a  
 part work, 2 full oversized 2 full garage, 2 full top covered, 2 full saw,  
 saw, air compressor, drill press and lights and ran, an insulated wired/air conditioned game room with  
 and hardwood floors, a storage building for lawn mowers etc with concrete floor and a small boat  
 house. I've also planted fruit and nut bearing trees to include: nectarines, peaches, pears, apples, figs,  
 cranberry and pecan as well as a bountiful organic vegetable garden. Another great feature is the  
 covered front porch with two comfortable rocking chairs. I am asking \$259,000 OBO for the house but if  
 you purchase both properties I will make a great deal for both at \$299,990 OBO. I am older and in failing  
 health and desperately need to downsize so any and all offers will be considered. Please call the number



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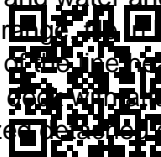
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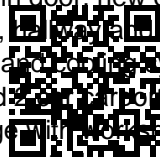
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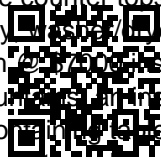
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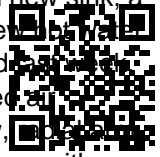
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listed in the reply box and I'll gladly schedule a showing. Be forewarned, I actually live in the house so it's not staged and decluttered as a realtor would have it. Please note that I am a very motivated seller and will consider any and all reasonable offers. Thank you for your.