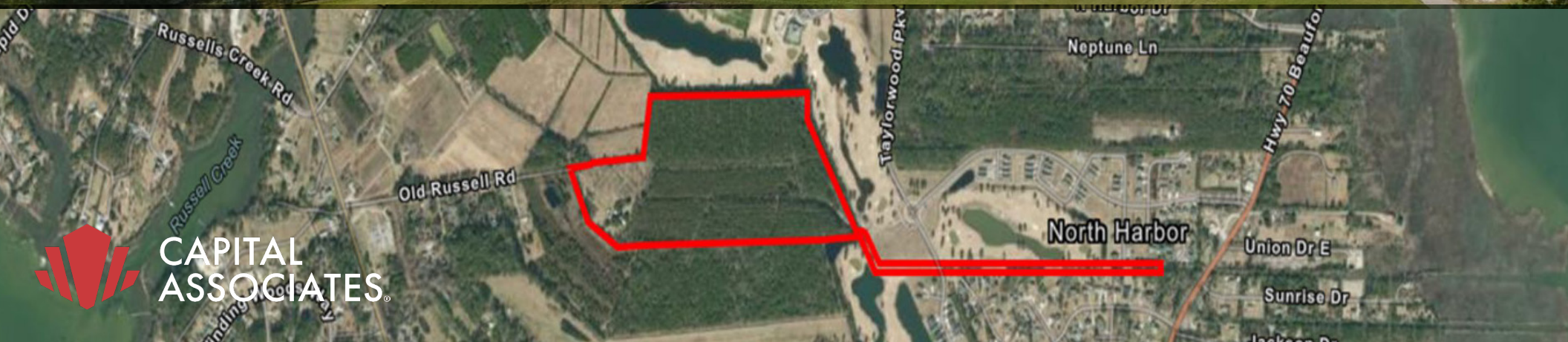


FOR SALE +/- 52.15 ACRES

RESIDENTIAL LAND

2641 HWY 70 BEAUFORT, NC 28516

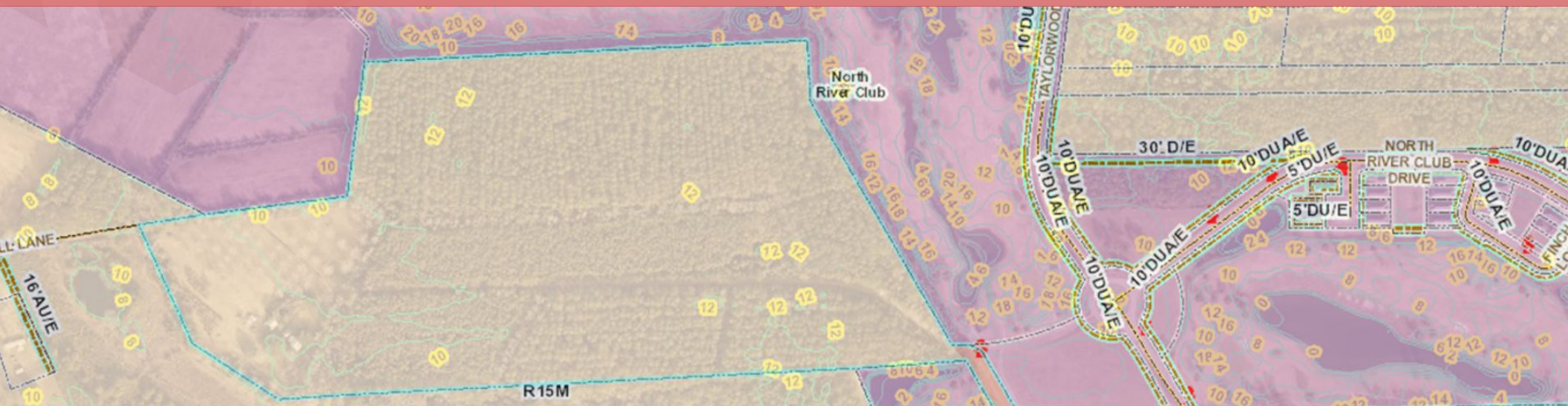


RESIDENTIAL TRACTS IN CARTERET COUNTY

±52.15 acres of development land in Beaufort, NC. This property offers location advantages with easy access to Highway 70 and the Beaufort waterfront, making it well-suited for a range of future uses.

HIGHLIGHTS INCLUDE:

- Approximately 52.15 acres in Carteret County
- Entrance on US 70 with access to Beaufort and Morehead City
- Adjacent to The Beaufort Club with 1/2 mile of frontage along hole 9 and 18
- Just minutes from Beaufort waterfront, and the Crystal Coast
- Great for future residential development with golf course views
- Combination of Residential Primary acreage and woodland
- Includes existing structures/outbuildings (barn, garage, sheds – value in land)
- Secondary access via easement to NC Highway 101
- **Carteret County Zoning:** R-15
- **Purchase Price:** Contact Broker



FRANK BAIRD

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STEPHEN PORTERFIELD

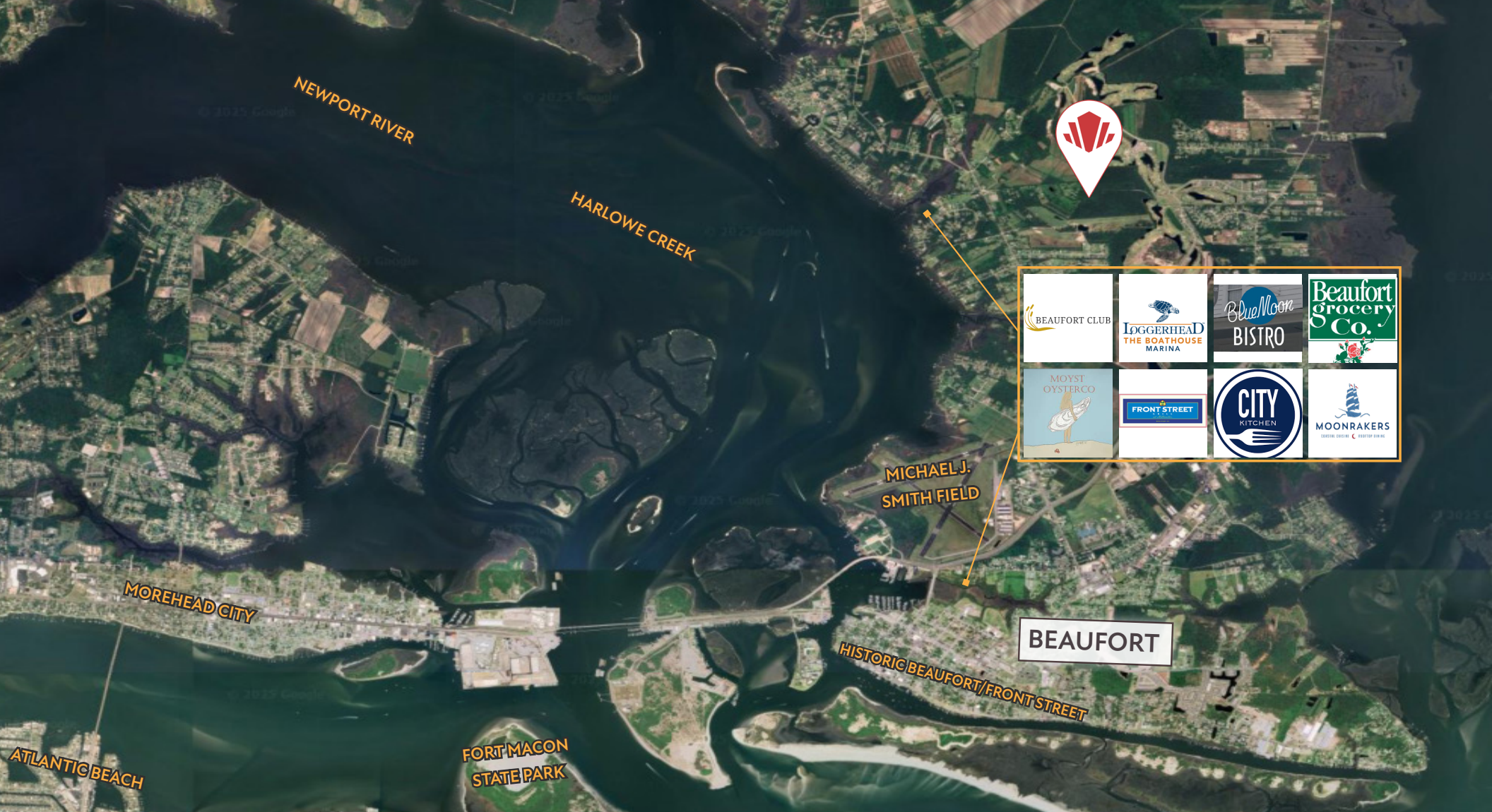
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PARCEL





POINTS OF INTEREST

- HISTORIC BEAUFORT/FRONT STREET
- THE BEAUFORT CLUB
- THE BOATHOUSE
- BEAUFORT GROCERY
- MOYST OYSTER COMPANY
- CITY KITCHEN
- FRONT STREET GRILL
- BLUE MOON BISTRO
- MICHAEL J. SMITH FIELD
- MOONRAKERS

BEAUFORT, NC



- Consistently ranked among “America’s Coolest Small Towns” with a vibrant waterfront and rich maritime history
- Close to Coastal Hotspots – Minutes from Morehead City, Atlantic Beach, and Pine Knoll Shores
- Proximity to the Port of Morehead City expands opportunities for logistics, industrial, and commercial development
- Offers a blend of small-town lifestyle, tourism, and development opportunities in a thriving coastal community
- Military & Defense Presence – Near MCAS Cherry Point and Coast Guard facilities, supporting economic stability and workforce demand



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