



## .35 Acre Lot in Parkton, NC

7328 Hypony Trail, Parkton, NC 28371

List Price:  
**\$22,500**

This spacious and versatile lot presents an excellent opportunity to create your dream home in the charming neighborhood of Upchurch Sands. Boasting a generous 0.35 acres, this property is perfectly suited for those looking to embrace the convenience and comfort of a manufactured home. Located in the suburbs of Parkton, NC, this lot provides ample space for designing your future home while retaining enough room for outdoor amenities like gardens, patios, or even a small play area.

**Zoning/Use Description:** RR - Rural Residential: Allows for site built, modular and manufactured housing units, as well as agricultural uses.

**Soil:** This property has previously been approved for on site septic by the county. A new owner will need to consult with the county to ensure plans comply with county requirements.

The soil is Pocalla Loamy Sand (PoB). According to the USDA Soil Survey, PoB should be suitable for septic.

### Property Details:

**Parcel Number** 9493-44-4852

**State** North Carolina

**County** Cumberland

**City** Parkton

**Acreage** .35a (15,246 sq ft)

**Access** Paved

**Terrain** Cleared, flat

**Zoning** RR

**Power** Houses on the street

**Water** Private well required

**Sewer** Private septic required

**HOA** No

**GPS Coordinates** 34.94475786, -79.0184906

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