

# Builder Opportunity

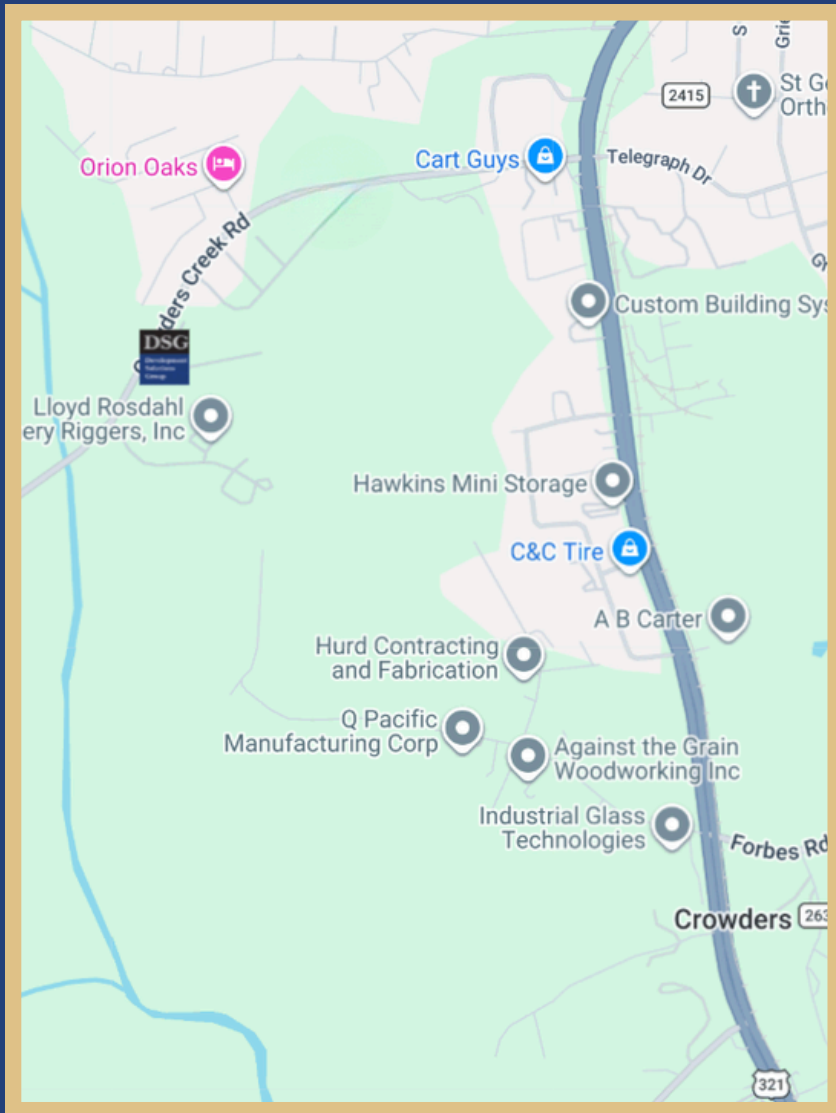
Presented by:

Development Solutions Group  
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# FOR SALE

CROWDERS CREEK ROAD, GASTONIA, NC



## BROOKFIELD

TOTAL NUMBER OF UNITS: 166

106 Single Family Detached  
60 Duplex



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# SITE STATISTICS

## PROJECT AREA

46.45 Acres

## CITY, COUNTY, STATE

Gastonia, Gaston, North Carolina

## TAX PARCEL

145106, 205572

## MINIMUM SETBACKS FOR SINGLE FAMILY DETACHED & DUPLEX

Front: 0-5'

Side: 3-5'

Side (Corner): 4-8'

Rear: 20' (PAD PARKING)

## AVERAGE LOT DIMENSIONS

(See Site Plan)

## HIGHLIGHTS

- All permits expected 10.31.26

