

000 Sardis Road N, Charlotte, North Carolina 28270

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MLS#: **4291469**
Status: **CLOSD**
Legal Desc: **L3 M26-971**
City Tax Pd To: **Charlotte**
Lot Dim: **82X191X83X175**
Complex Name:

Category: **Lots/Acres/Farms**
Parcel ID: **213-131-29**

County: **Mecklenburg**
Acres: **0.37**

List \$: **\$235,000**
Closed \$: **\$170,000**

Tax Val: **\$90,000**

Zoning: **N1-A**
Deed Ref: **7156-859**
Elevation:
OSN: **Canopy MLS**



General Information

Type: **Lot**
Can Divide?:
\$/Acres: **\$459,459.46**
Levels:

School Information

Elem: **Unspecified**
Middle: **Unspecified**
High: **Unspecified**

Land Information

Apprx Acres: **0.37**
Acres Cleared:

Utility/Plan Information

Sewer: **City Sewer, Tap Fee Required**
Water: **City Water, Tap Fee Required, Well Installed**

Acres Wood:
Min SF to Bld: **0**
Prop Found:
Rd Frontage:
Lot Desc: **City Street Level, Trees**
Restrictions: **No Representation**

Dwellings: **No**
Beds Septic:

Additional Information

Prop Finance: **Cash, Conventional**
Ownership: **Seller owned for at least one year**
Spcl Cond: **None**
Rd Respons: **Publicly Maintained Road**

Lease Considered: **No**

Features

Lot Description: **Level, Trees**
Fixtures Exclsn: **No**
Exterior Cover:
Road Surface: **Paved**
Suitable Use: **Residential**

Basement Dtls:
Road Frontage: **City Street**
Patio/Porch:
Fire Sprinkler:

Association Information

Subject to HOA: **None**

Subj to CCRs: **Undiscovered**

HOA Subj Dues:

Public Remarks

Build in Prime South Charlotte! This rare .37-acre flat lot, located one lot left of Sunnywood on Sardis Rd North, offers approx. 84' of road frontage (survey attached). Zoned N1-A for residential development. City water/sewer available at the street (not connected). Situated in Charlotte's coveted "Private School Alley," with easy access to at least four premier private schools, and just minutes to Uptown, SouthPark, Ballantyne, Cotswold, dining and major commuter routes. Not in a floodplain and shaded by mature trees. Well sold "as is." Listing broker related to Seller, another seller also a licensed broker.

Agent Remarks


Please log showings with Showing Time. Park on Sunnywood and walk down from the corner.

Showing Instructions, Considerations, and Directions

Showing Service, Sign

See Remarks


List Agent/Office Information

DOM: **71** CDOM: **90**
Mkt Dt: **08/15/2025** UC Date: **10/25/2025**
Agent/Own: **Yes**
For Appt Call: **800-746-9464**
List Agent: **Emily Shea Zarbatany (12655)** 
List Office: **Zarbatany Properties (10166)**
Seller Name: **W/H**
Web URL:

DDP-End Dt: **10/31/2025** Expire Dt:
Off Mkt Dt: **11/10/2025**
List Agreemnt: **Exclusive Right To Sell**
Agent Phone: **704-564-2693**
Office Phone: **704-564-2693**

Full Service: **Full Service**
Visibility: **Public**

Closed Information

Closed Dt: **11/10/2025** Proj Close Dt:
Selling Agent: **Zann Hawkins (30100)** 
Selling Office: **Coldwell Banker Realty (161704)**
Terms: **Cash**

Closed Price: **\$170,000** Slr Contr: **\$0**
Agent Phone: **980-522-8249** LTC: **87**
Office Phone: **704-541-5111**

Prepared By: Tyler Mundy

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