



## 1503 SHORE DRIVE, SUNSET BEACH, BRUNSWICK

**SOLD**

Waterfront Canal Lot available on the island of Sunset Beach on Jinks Creek Canal. Choose your own Builder. No timeframe to build. No square footage minimums. No HOA dues. Lot meets specifications for individual dock permit approval. All utilities are in place to start construction. Current flood zone is AE13. The Town of SB Lot setbacks are 25' in the front, 5' on the sides and rear. The Coastal Area Management Act setback is 30' from the bulkhead, and encompasses the town's 5' setback requirement in the rear. Buyer is responsible for verification of all information provided.

### MORE DETAILS

**Address:**

1503 Shore Drive  
Sunset Beach, NC 28468

**Acreage:** 0.2 acres

**County:** Brunswick

**GPS Location:**

33.874268 x -78.495121

**PRICE: \$312,500**