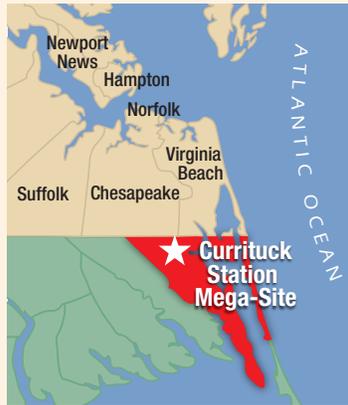


# Introducing: The Currituck Station Mega-Site

## Where community and commerce come together.

### Overview

The Currituck Station Mega-Site, is a long-term economic development plan developed for Currituck County to bring residential and commercial opportunities to the county over the next three decades. The Mega-Site consists of over 3,000 acres adjacent to the border with Virginia and located on the western side of North Carolina 168/Caratoke Highway in Moyock, North Carolina.



### Timeline

- In March of 2016, consultants presented a feasibility study for the 3,000-acre mega-site. The initial report identified a strong potential market for a true mixed-use project featuring various housing, commercial, retail, office and industrial uses.
- A Master Plan for the Mega-Site was presented in April 2017 by Kimley Horn and Associates.
- The Currituck County Board of Commissioners adopted the plan in June 2017.

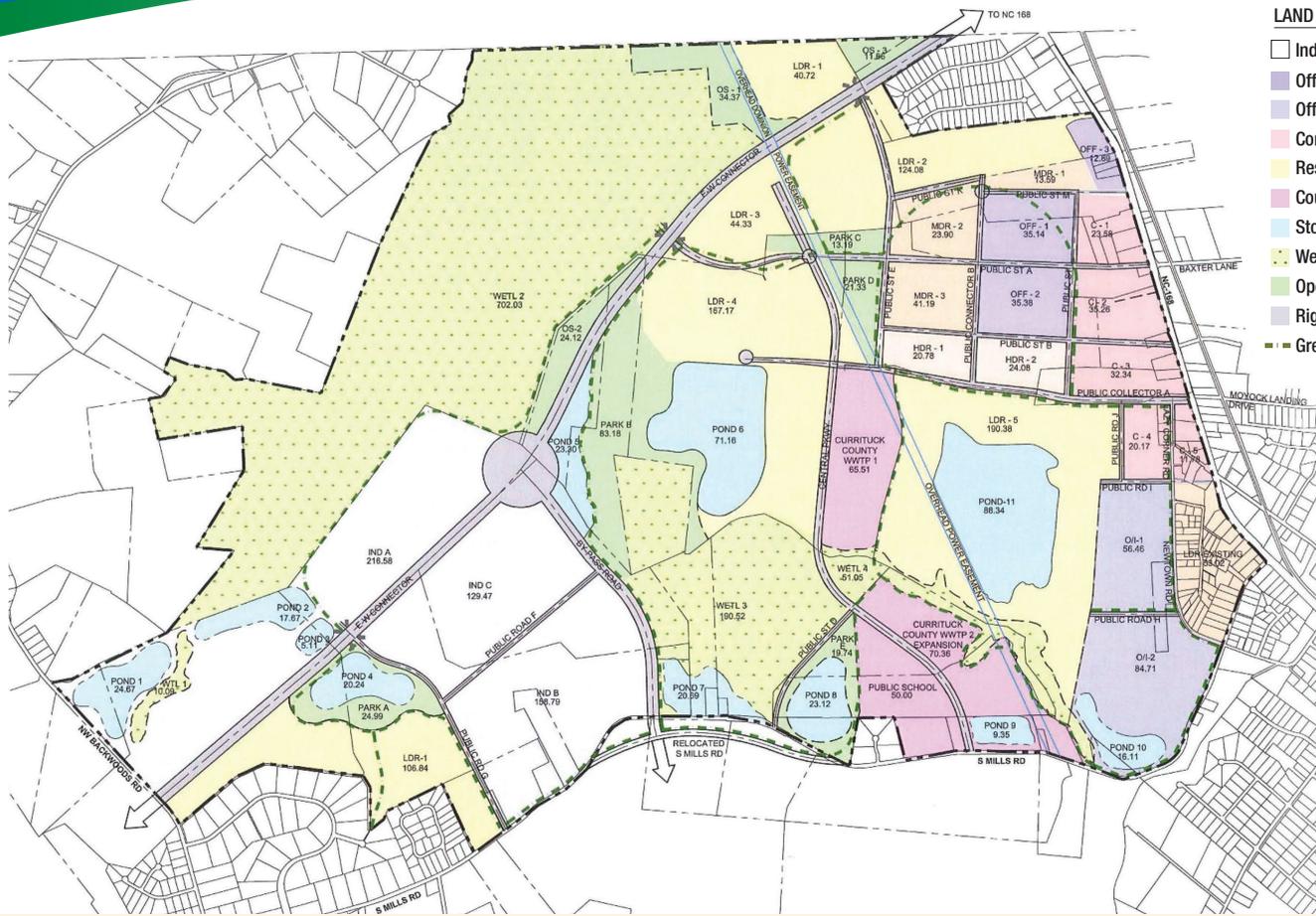
*"Currituck Station will be a true mixed-use development, blending office and retail with a wide range of residential options from townhomes and apartments-over-retail to single family detached homes and 'pocket neighborhoods' with plenty of parks and green space."*

*—Larry Lombardi, Economic Development Director*



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**CURRITUCK**  
North Carolina  
Economic Development



**LAND USE KEY**

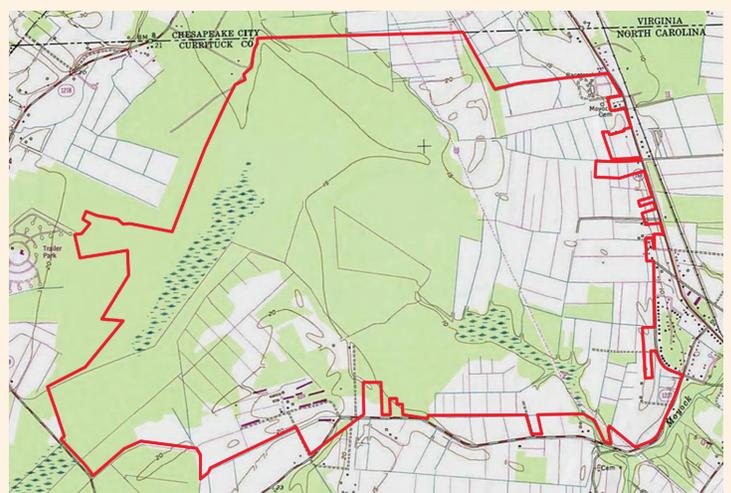
- Industrial (505 total acres)
- Office (83 total acres)
- Office + Industrial (141 total acres)
- Commercial (123 total acres)
- Residential (690 total acres)
- County (186 total acres)
- Stormwater (325 total acres)
- Wetlands (954 total acres)
- Open Space (232 total acres)
- Right-of-Way (243 total acres)
- Greenway/Trail Network

## Momentum

The Currituck Station Mega-Site plan balances commercial uses such as retail stores, medical offices, and even locations for high-tech industrial businesses with a variety of residential areas. By planning for and investing in this site, the county looks to attract quality businesses, employers and developers to create an area where Currituck citizens can live, work and play as our population changes.

Together we're building on a shared vision of future growth and development. Every day, Currituck Station moves one step closer to becoming reality.

If you want to become part of this dynamic initiative and help shape the economic future of Currituck County, contact Economic Development Director Larry Lombardi today.



*"The Mega-Site is moving forward... maybe even faster than we thought. It's just an unbelievable time to be in Currituck County."*  
 — Bobby Hanig, Board of Commissioners Chairman

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