

39 Banks Avenue

South Slope, Downtown Asheville



Build to Suit in the Heart of the South Slope

Up To 5000 Sq.Ft. Available
\$850,000 or \$20/Sq.Ft. NNN Lease

- Great location near many breweries & new developments in booming downtown neighborhood
- Owner will build-out warm shell to existing building
- Perfect for food service, brewery, retail, office, or light industrial
- 0.12 acre lot with ample street parking
- Existing brick structure built in 1928

THE REAL ESTATE
CENTER
www.recenter.com

Jay Lurie

Cell: 828-216-8462
Office: 828-255-4663
Lurie.Jay@gmail.com

159 South Lexington Ave, Asheville, NC





Asheville's **South Slope** District



South Slope Recent News From Asheville.Com



ASHEVILLE NEWS AUGUST 25, 2015

Sold! South Slope property in Asheville for \$1 million, townhome construction coming

A wave of residential construction is next for the South Slope in Asheville.



ASHEVILLE NEWS JUNE 1, 2016

South Slope Neighborhood Association to hold community meeting June 13

The purpose of the meeting is to identify the South Slope's strengths, challenges, priorities, and goals.



ASHEVILLE BEER MARCH 7, 2016

New bar, distillery planned for Asheville's South Slope

A former auto repair shop is set to be remade into a new South Slope bar.



ASHEVILLE BEER, FEATURE MARCH 4, 2016

PHOTOS Green Man Brewery's expansion on Asheville's South Slope

They call it the Green Mansion.



ASHEVILLE NEWS, FEATURE MARCH 3, 2016

First look at designs for new Lee Walker Heights development on Asheville's South Slope

Construction is expected to start some time later this year.




ASHEVILLE BEER, ASHEVILLE FOOD AND DRINK MARCH 2, 2016

Ben's Tune-Up set to start brewing beer on Asheville's South Slope

Jason Riggs, a UNC Asheville graduate, has been hired as Ben's brewer.

South Slope Recent News - Continued



South Slope plans for growth, including possible parking deck 

Asheville Citizen-Times - Jun 3, 2016

Business owners and residents in **South Slope** are organizing to prepare for ... For example, the **Asheville** Tourists send representatives to the ...

Asheville Area Arts Council announces staff restructuring and move ... 

Mountain Xpress (blog) - May 11, 2016

The local nonprofit will soon be leaving their home in the Grove Arcade to take residence in The Refinery space in **Asheville's South Slope** ...




Former homeless shelter on **South Slope** finds new life as space for ...

WLOS - Jun 1, 2016

Former homeless shelter on **South Slope** finds new life as space for artists ... in The Refinery space in **Asheville's South Slope** neighborhood.



AVL City Council wants to improve **South Slope** infrastructure 

WLOS - May 17, 2016

Asheville City Council unanimously voted to have the City Manager ask the TDA for \$20 million over seven years to improve **South Slope's** ...

Cross Property Agent Full

39 Banks Avenue, Asheville NC 28801-4017

NCMMLS#: **3188188** Category: **Commercial** Parcel ID: **9648-38-8337-0C** List Price: **\$8,333**
Status: **Active** Tax Location: **Asheville** County: **Buncombe**
Project Name: Tax Value: **\$243,400** Zoning Desc: **None**
Zoning: **CBD** Deed Reference: **4135-884**
Road Front: Cross Street: **Church St**
Legal Desc: **BUXTON HILL SUBDIV 12-13** Flood Plain:
Approx Acres: **0.12** Approx Lot Dim: Elevation:
Comm Loc: **Central Business District**
Tax Amt NCM: **\$2,991**



General Information

Type: **Free Standing Retail**
Secondary Type: **Office**
Documents:
Restrictions:
Restrictions Rmks: **None**

Bldg Information

New Const: **No**
Builder:
Year Built: **1928**
Construct Status:
Construction Type: **Site Built**
of Bldgs: **1**
of Units:
of Rentals:
of Stories:
Baths Total:

Additional Information

Prop Fin: **Cash/Only, Lease**
Assumable:
Ownership: **Seller owned for less than one year**
Special Conditions: **None**
Publicly Maint Rd: **Yes**

Listing Information

Trans Type: **For Lease**
Sale/Lease Incl: **Building**
In City: **Yes**
Potential Income:

Square Footage

Total:
Min Sqft Avail: **3,000**
Max Sqft Avail: **5,000**
Min Lse\$/Sqft: **\$20.00**
Max Lse\$/Sqft: **\$20.00**
Office Sqft:
Warehouse Sqft:

Recent: **06/16/2016 : NEWs : ->ACT**

Features

Total Parking: # of Docks: # Drive In Doors: Rail Service:
Foundation: **Slab**
Construction: **Brick**

Remarks

Public Remarks: **Build to suit lease in the heart of Downtown Asheville's booming South Slope neighborhood. Up to 5000 Sq.Ft. available @ \$20/Sq.Ft NNN. Great location near many breweries & new developments. Owner will build-out warn shell to existing building. Perfect for food service, brewery, retail, office, or light industrial. Ample street parking.**

Instructions: **Call Listing Agent**
Directions: **From central downtown Asheville, South on Coxe Avenue to left on Banks Avenue. Property will be on left.**

Listing/Agent/Office Information

DOM: **0** CDOM: **0** TOM Dt: Expiry Dt: **08/31/16**
List Dt: **06/16/16** UC Dt: DDP-End Date: With Dt:
Agent/Own: **No**
For Appointment Call: **828-651-8883**
List Agent: **Jay Lurie (jalu54893)** List Type: **Exclusive Right**
Office: **The Real Estate Center (NCM16200)** Agent Phone: **828-255-4663**
Dual/Var: **No** Office Ph: **828-255-4663**
Named Prosp: **No** Buyer Agency: **3%** Sub Agency: **0%** Bonus:
Web URL: Seller Name: **39 Banks Avenue LLC**
Full Service: **Yes**

Prepared By: Jay Lurie