



CRAWFORD SQUARE
REAL ESTATE ADVISORS



REYNOLDS VILLAGE

41-61 North Merrimon Avenue · Asheville, NC 28804



FEATURED TENANTS



METROWINES
Big Shop Selection. Small Shop Service.

LEASING AGENT

WILL REIS +1 (205) 453-6240

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PROPERTY HIGHLIGHTS

- Located nearby many attractions including Downtown Asheville, Botanical Gardens at Asheville, the University of North Carolina at Asheville, and Grove Park Inn
- Easy accessibility and visibility from I-26, which carries over 80,000 VPD
- Beautiful mixed-use project with 200 residential apartment units within the complex

POPULATION

3 mile 34,702
5 mile 91,927
10 mile 192,751

DAYTIME POPULATION

3 mile 33,573
5 mile 114,135
10 mile 214,302

DEMOGRAPHICS



HOUSEHOLDS

3 mile 14,503
5 mile 40,546
10 mile 84,785

AVG HH INCOME (\$)

3 mile 117,738
5 mile 105,802
10 mile 99,103

MED HH INCOME (\$)

3 mile 73,042
5 mile 68,396
10 mile 66,507



LAKEVIEW PARK

NORTH
ASHEVILLE

REYNOLDS
VILLAGE

GROVE PARK-
SUNSET



RIVER ARTS
DISTRICT

ASHEVILLE

REDWOOD
FOREST



WEST ASHEVILLE



BILTMORE
VILLAGE



BILTMORE
FOREST



AREA MAP

Shops at Reynolds Village



The Omni Grove Park Inn
Golf Course
Top 100 Golf Courses in
the State

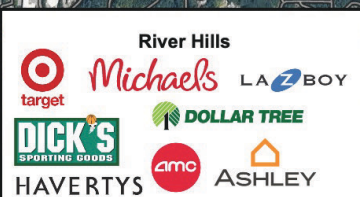
UNIVERSITY OF NORTH CAROLINA
ASHEVILLE
Enrolled: 3,233
Employees: 479



Harris Teeter
TRADER JOE'S



Downtown Asheville
ANTHROPOLOGIE URBAN OUTFITTERS



AREA MAP



SENATOR F

COBBLERS WAY

N MERRIMON AVE

YMCA

111
Palladium
Builders
1,640 SF

103
Medical Services of
America
1,183 SF

107
Inspire Personal
Fitness
1,200 SF

119
Available
1,142 SF

117
ShampooDoodles
1,350 SF

113-115
Village Porch
3,205 SF

41
101-103
Stone Lightings
2,395 SF

111
Shine chiropractic
1,207 SF

105
Kaylynn's
Briar Patch
1,425 SF

107
Hightower
Wedding
Planning
2,246 SF

113
AVL Technologies
2,808 SF

109
Health
Excellence
1,189 SF

101
Vacant
2,150 SF

105
Available
1,200 SF

109
Dragon
Pheonix
1,600 SF

107
Ashville Lash Co.
1,300 SF

101
Leasing Office
1,738 SF

103
Mary Frank Salon
1,613 SF

105
Costume Shoppe
1,596 SF

107
Hello, Gorgeous
1,500 SF

109/11
Peridot
Consulting
2,360 SF

113
ELK Mountain
2,763 SF

111
WNC Insurance Agency
1,100 SF

105
Metro wines
1,240 SF

113/15
Amrax Construction
2,412 SF

107
MB2 Dental
1,900 SF

101
Reverie
Nail Salon
2,660 SF

109
Available
1,500 SF

103
Impressive Salon
1,233 SF

113/15
American Chestnut
Foundation
3,949 SF

111
Purple Crayon
1,178 SF

103-105
Available
2,442 SF

101
Available
2,150 SF

109
Available
1,187 SF

61

51

60

50