

# Office/Retail on Oak Street

Newly Renovated Commercial Space Available Late Summer 2024



**A short walk from Highlands' busy Main Street, this is a perfect space for a small office, studio, or retail business.**

**Available**

**1,058 SF**

- 20 feet of storefront glass on Oak Street
- Newly renovated building with systems fully updated
- Bathroom and storage or small office
- Free public parking on street



**pre-renovation**

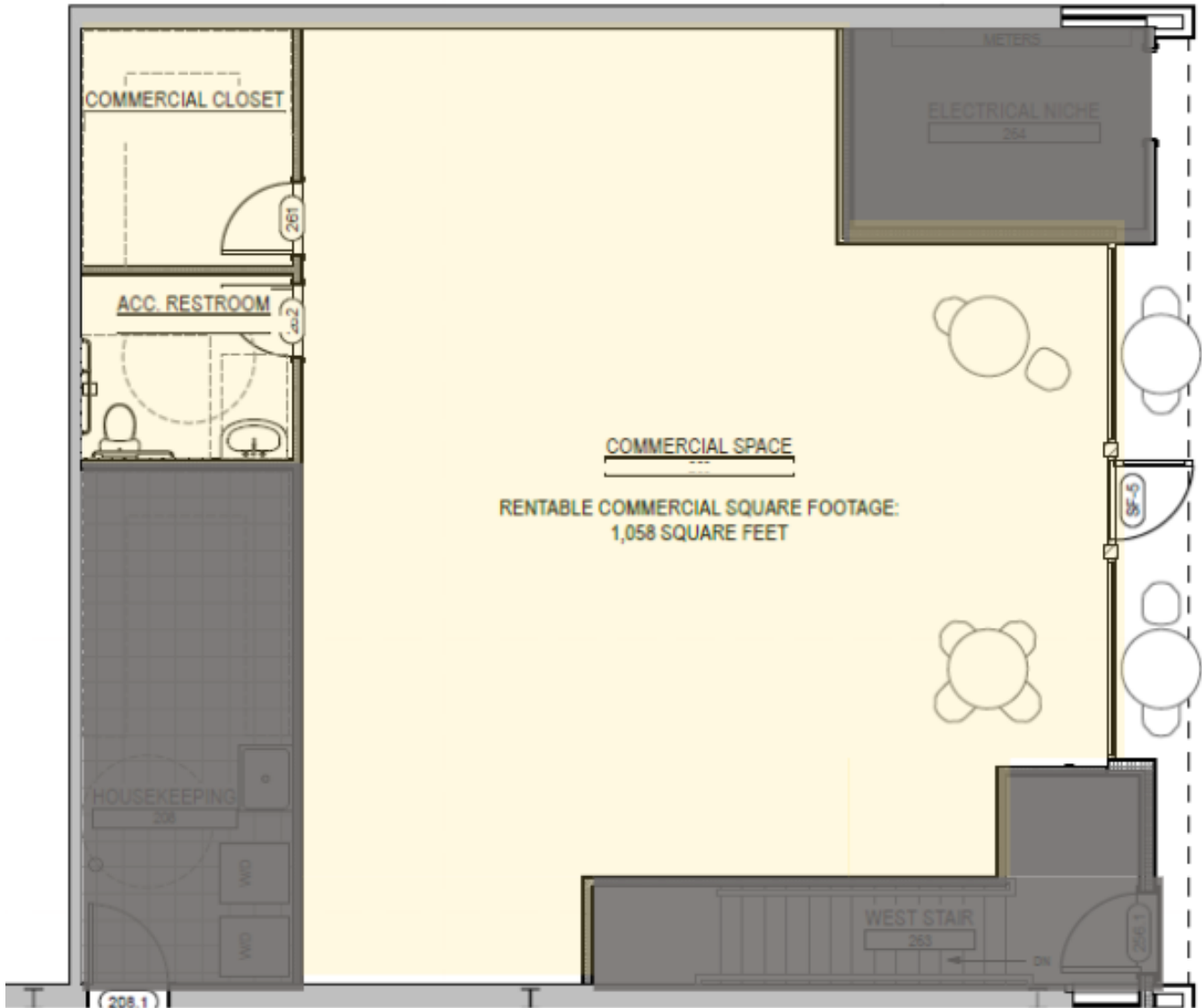
**For Rates and Leasing Contact**

Reed McCord

(828) 526-6302

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# Floor Plan



**Oak Street Commercial Space**

# Renderings



Entrance on Oak Street



Entrance on Oak Street



Interior View



Interior View



# Property Location



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# Property Location



(source: ourstate.com)

## Highlands, North Carolina

### Nearby Hotels

- Highlands Inn (700 ft)
- Old Edwards Inn & Spa (700 ft)
- The Park on Main (0.2 mi)
- Highlander Mountain House (700 ft)
- The Wells Hotel (0.5 mi)
- Highlands Inn Lodge (0.6 mi)

### Nearby Restaurants

- Wild Thyme Gourmet (800 ft)
- Calder's Coffee (700 ft)
- Madison's Restaurant (600 ft)
- Primary Restaurant & Bar (700 ft)
- Four65 Woodfire Bistro + Bar (800 ft)
- Ristorante Paoletti (700 ft)
- Wolfgang's Restaurant (900 ft)
- The Ugly Dog Public House (0.3m)

### Annual Events

- Bear Shadow Music Festival
- Highlands Food & Wine Fest
- Weekly Summer Concerts
- Snow Fest @ 4118
- Highlands Motoring Festival
- 3 River Fly Fishing Festival
- Mountaintop Arts & Craft Show



(source: oldedwardshospitality.com)



(source: wolfgang.net)



(source: shop.highlandsfestivalsinc.org)





## Highlands in the Headlines

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“Highlands boasts exquisite restaurants, fabulous shopping, and a great cultural arts scene. The “postcard” downtown offers plenty of art galleries, antique stores, and upscale boutiques.” – [Romantic Asheville](#) (2023)

“America’s Best Small Mountain Town Has Beautiful Waterfalls, Stunning Fall Foliage, and Some of the Best Resorts in the South” – [Travel + Leisure](#) (2023)

“The Rockwellian towns of Highlands and Cashiers get plenty of play from spring through fall, but there’s a quieter, equally special magic here in the winter.” – [Southern Living](#) (2023)

“The 18 Best Places to Elope Around the World” – [Brides](#) (2023)

“Highlands, North Carolina, is a retreat in every sense of the word (...) this quaint community is getaway distance for the majority of the Southeast. With enchanting inns, five-star spas, and white-tablecloth dining, the outdoors isn’t all this mountain town has to offer—but it’s definitely at the top of the list” – [Southern Living](#) (2023)

“The Charming Towns of Western North Carolina” – [Garden & Gun](#) (2023)

“Where to Eat, Stay, and Play in the Highlands–Cashiers Plateau of N.C.” – [Condé Nast Traveler](#) (2021)



# Highlands Demographics

**18,000** Highlands seasonal population, rising from 3,200 off-season  
Highlands Chamber

**Highlands Township**

**3,182**  
full-time population  
2020 decennial census

**61.9**  
median age  
2022 ACS 5-Year Estimates

**47.9%**  
Adults with Bachelors  
Degrees or Higher  
2022 ACS 5-Year Estimates

**\$63,598**  
median household  
income  
2022 ACS 5-Year Estimates

**Macon County**

**37,014**  
full-time population  
2020 decennial census

**50.6**  
median age  
2022 ACS 5-Year Estimates

**24.5%**  
Adults with Bachelors  
Degrees or Higher  
2022 ACS 5-Year Estimates

**\$51,042**  
median household  
income  
2022 ACS 5-Year Estimates

Highlands is a popular vacation destination for the Southeast, situated within an easy drive of several major cities:

Atlanta, GA	129 mi	2hr 30m
Greenville, SC	69.5 mi	1hr 50m
Charleston, SC	280.5 mi	4hr 55m
Knoxville, TN	156.8 mi	2hr 50m
Chattanooga, TN	160.8 mi	3hr 25m
Charlotte, NC	177 mi	3hr 25m



(source: alamy.com)