



Dewey Property Advisors

# REGENT PARK RETAIL STRIP CENTER



  
**SPACE FOR LEASE**

**5 REGENT PARK BLVD, ASHEVILLE, NC 28806**

*Presented By*

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**DEWEY PROPERTY ADVISORS**

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EXECUTIVE SUMMARY



**OFFERING SUMMARY**

Lease Rate: \$25 SF/yr (NNN)  
Available SF: 1,300 SF  
Year Built: 2001  
Traffic Count: 50,406

**PROPERTY OVERVIEW**

Retail/office suite available in Regent Park Center located at the entrance to Sam's Club off of the I-240 / I-26/ Patton Avenue connector. Neighboring Retailers include Sam's Club and Green Tea Sushi. Regent Park Center is home to PrideStaff, KT Nails, Relax & Rejuvenate Spa, Misha's Alterations, Favillas New York Pizzeria, , and Kim's Oriental Food & Gift.

**PROPERTY HIGHLIGHTS**

- Ample parking
- Strong neighboring tenants
- NNN charges estimated at \$5.95 per square foot
- Water/Trash & common area lighting included in the NNN base rent

<b>SPACES</b>	<b>LEASE RATE</b>	<b>SPACE SIZE</b>
Suite 109	\$25.00 SF/yr	1,300 SF



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# REGENT PARK SUITE FOR LEASE | 5 REGENT PARK BLVD, ASHEVILLE, NC 28806

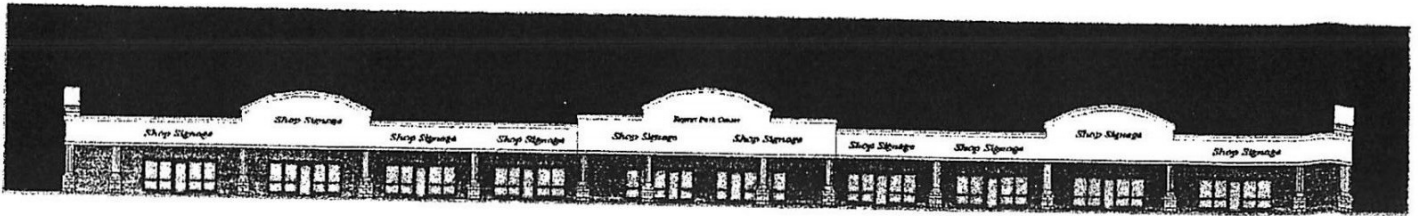
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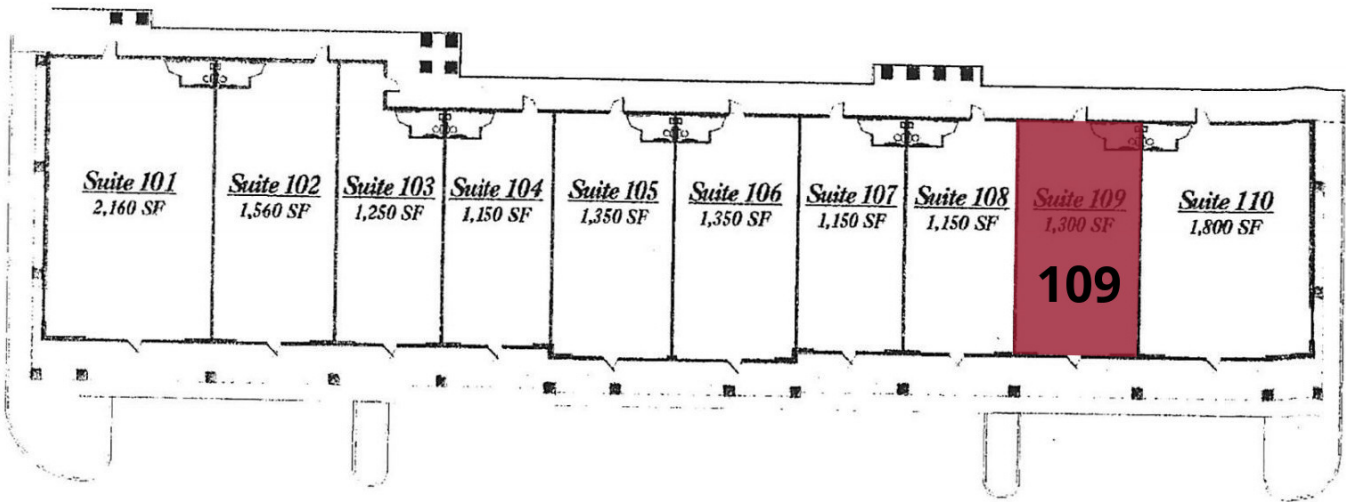
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SITE PLANS



Front Elevation



FISHER ARCHITECTS, PA  
Asheville, NC

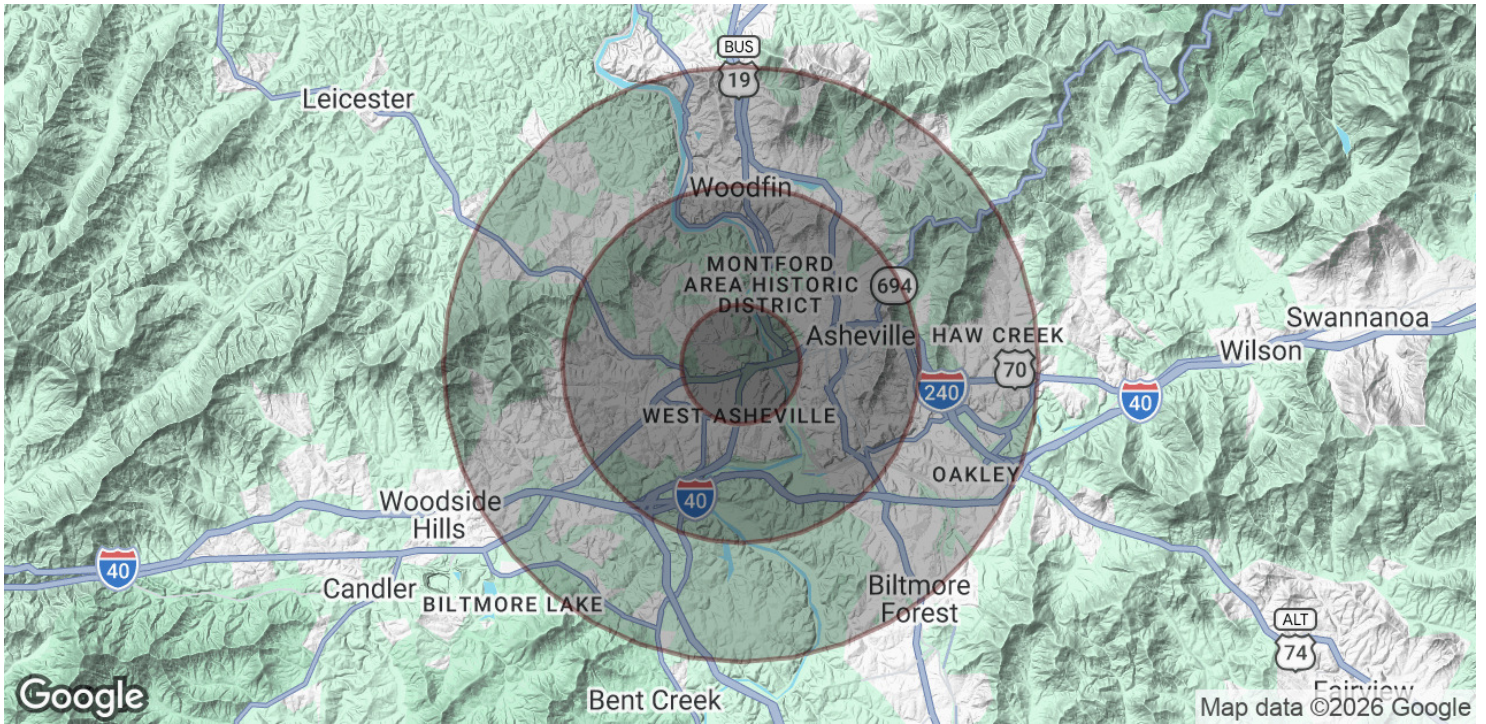
14,220 SF

Exhibit A



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DEMOGRAPHICS MAP & REPORT



**POPULATION**

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total Population	8,741	53,442	98,106
Average Age	39.3	39.4	41.2
Average Age (Male)	35.4	38.3	39.5
Average Age (Female)	39.8	39.3	42.3

**HOUSEHOLDS & INCOME**

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total Households	3,164	20,413	38,509
# of Persons per HH	2.8	2.6	2.5
Average HH Income	\$81,781	\$89,573	\$92,807
Average House Value	\$355,875	\$429,904	\$426,685

2023 American Community Survey (ACS)



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