



Dewey Property Advisors

68 SWEETEN CREEK RD, ASHEVILLE, NC 28803

MULTI-PURPOSE THERAPY OR DAYCARE FACILITY ON CAREPARTNERS CAMPUS




SPECIAL PURPOSE PROPERTY FOR LEASE

Presented By

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DEWEY PROPERTY ADVISORS

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EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$14.00 SF/yr (MG)
Building Size:	19,626 SF
Available SF:	19,626 SF
Year Built:	1990
Zoning:	INST

PROPERTY OVERVIEW

Former Mountain Care Adult Day Services location equipped with warming kitchen, fenced outdoor space/garden, group therapy area, private treatment rooms. Tenant improvement allowances are available.

PROPERTY HIGHLIGHTS

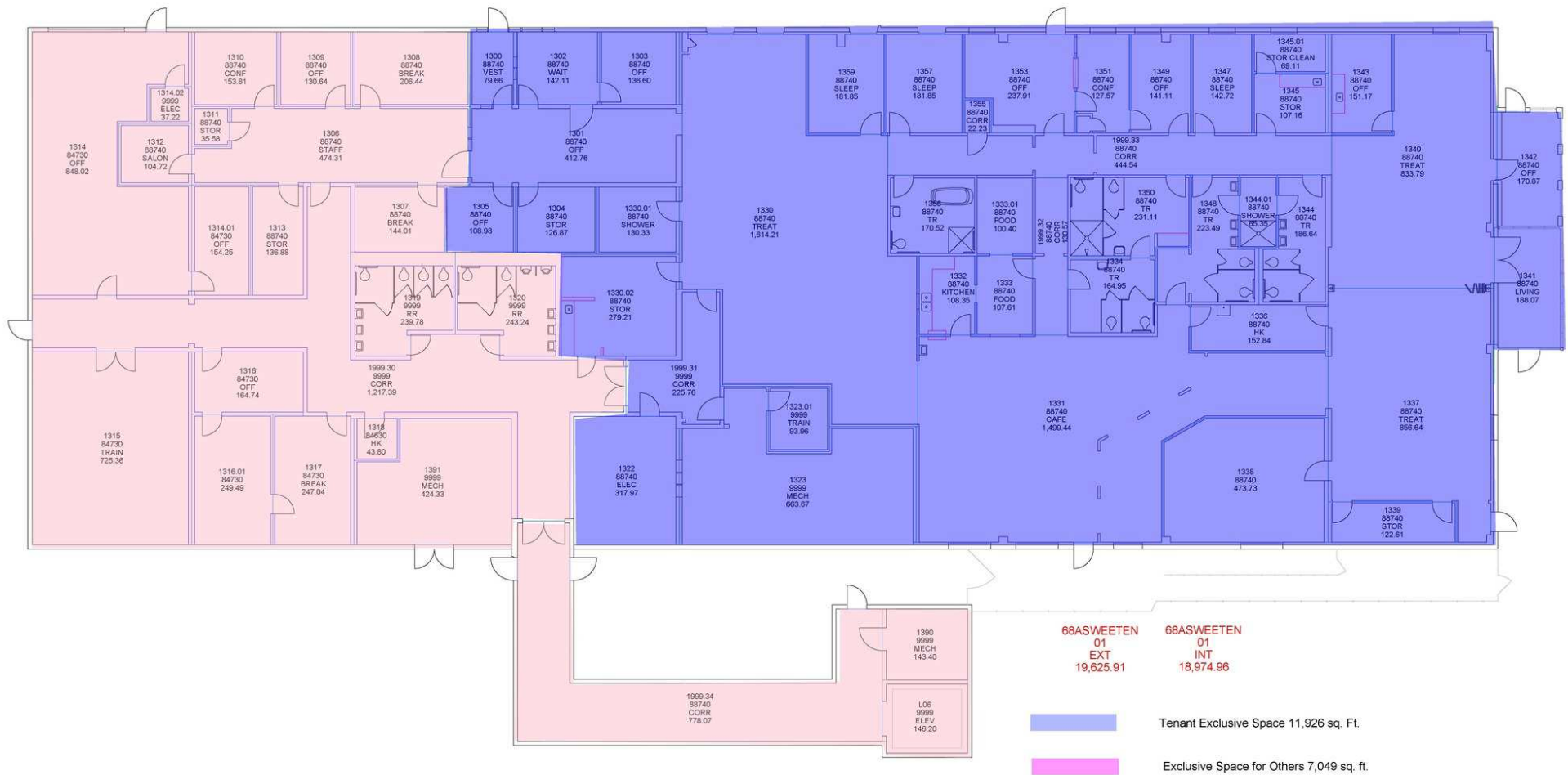
- Stand-alone Facility on CarePartners Campus
- Tenant improvement allowance available pending lease terms and use
- Warming Kitchen
- Fenced Outdoor Space
- Private Offices
- Private Lot with 40 parking spaces



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FLOOR PLAN



PHOTOS



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LOCATION



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DEMOGRAPHICS MAP & REPORT

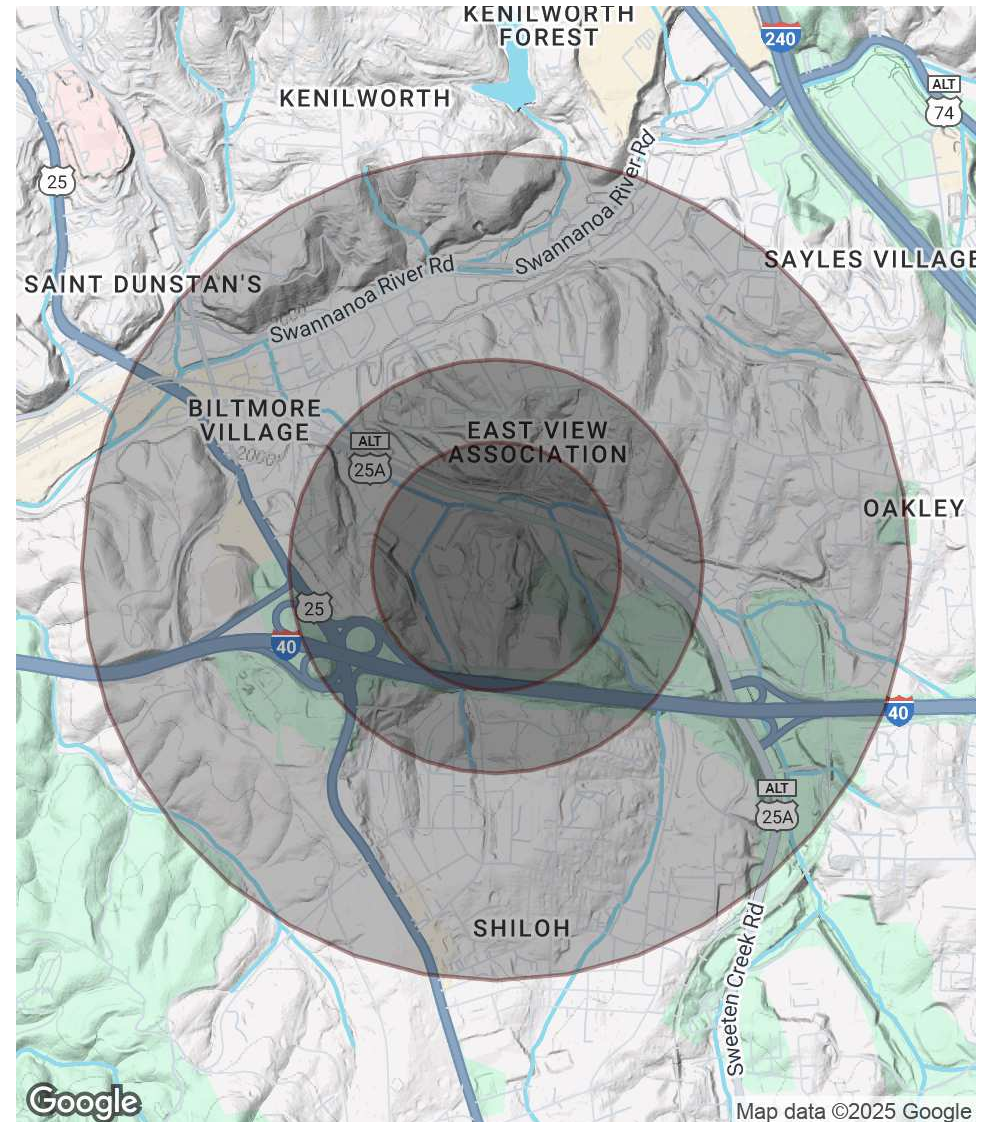
POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	516	1,977	6,241
Average Age	44	42	42
Average Age (Male)	43	41	41
Average Age (Female)	46	43	43

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	196	876	2,921
# of Persons per HH	2.6	2.3	2.1
Average HH Income	\$79,807	\$76,380	\$85,025
Average House Value	\$371,744	\$358,338	\$399,480

Demographics data derived from AlphaMap



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