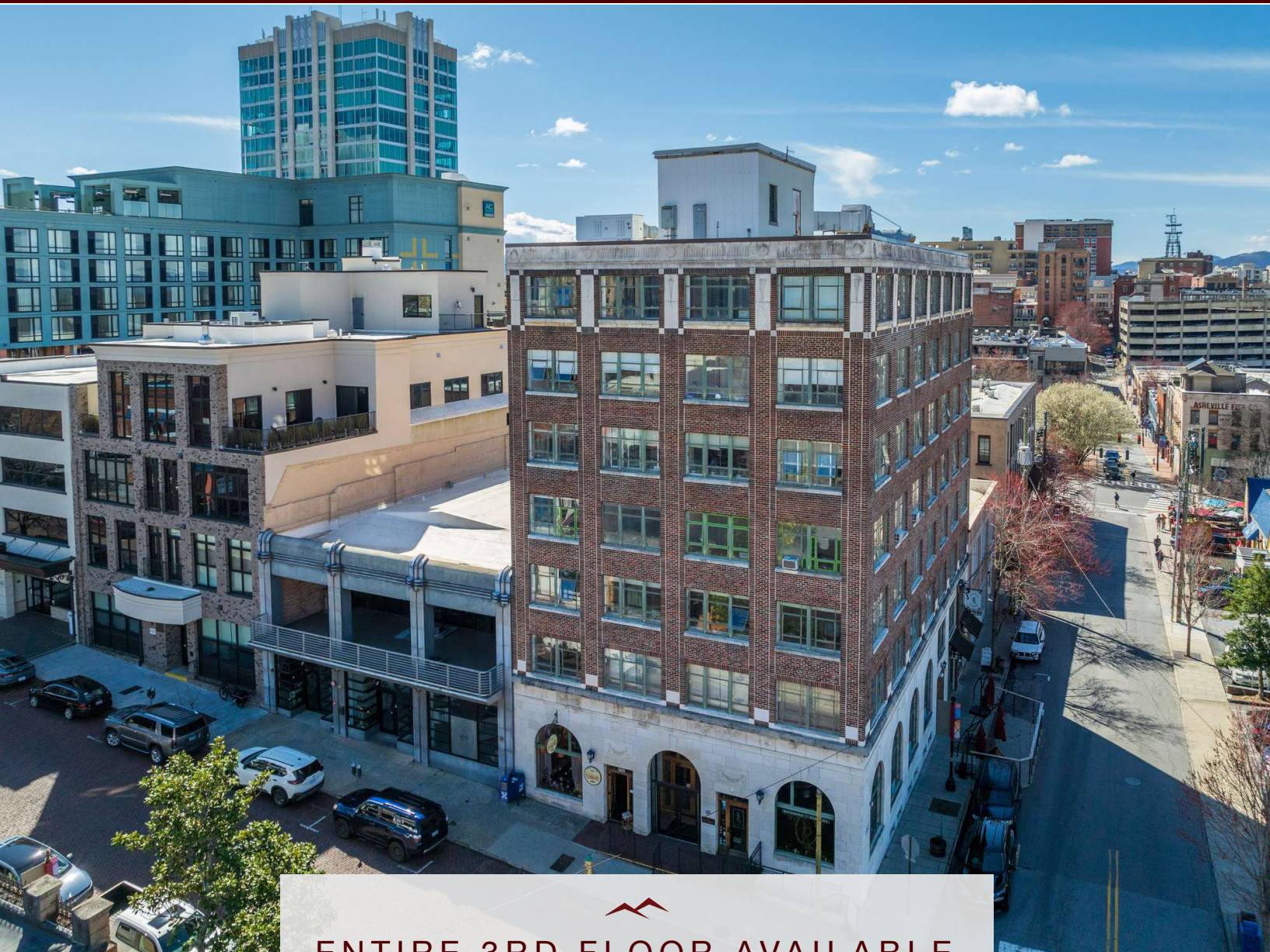




Dewey Property Advisors

DOWNTOWN ASHEVILLE OFFICE FOR LEASE 29 N MARKET ST. SUITE 300



ENTIRE 3RD FLOOR AVAILABLE

29 N MARKET ST, ASHEVILLE, NC 28801

Presented By

JESSE TOLLER, PE

828.548.0090
Jesse.Toller@deweypa.com

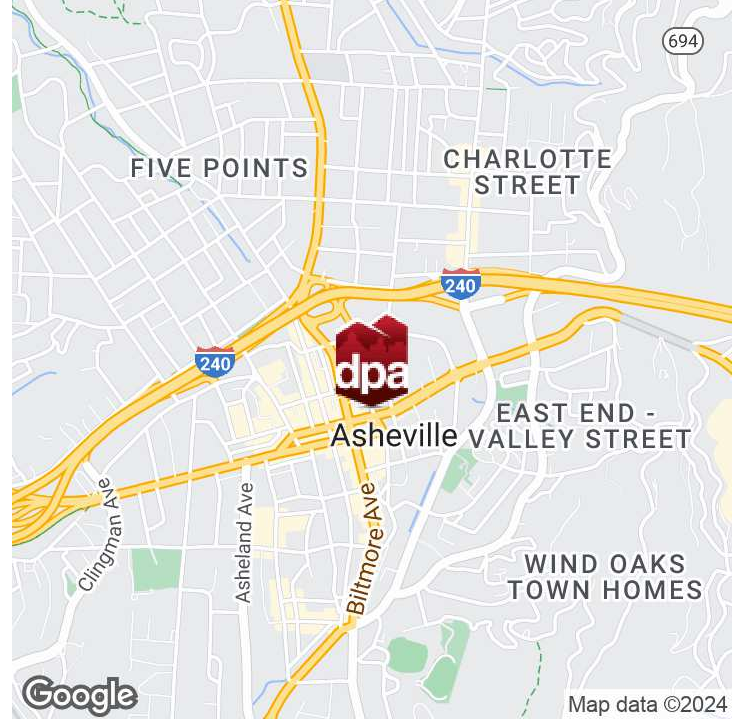
TIM BRAMLEY, CCIM, SIOR

828.548.0090 x103
Tim.Bramley@deweypa.com

DEWEY PROPERTY ADVISORS

1 Page Avenue
Asheville, NC 28801
828.548.0090
deweypa.com

EXECUTIVE SUMMARY



OFFERING SUMMARY

Lease Rate:	\$20.00 SF/yr (MG)
Building Size:	29,070 SF
Available SF:	3,338 SF
Number of Units:	26
Year Built:	1928
Zoning:	CBD

PROPERTY OVERVIEW

Convenient and affordable office space in downtown Asheville! Enjoy city and mountain views from this well-configured suite occupying the entire 3rd floor. 29 Market Street is a gem of a historic building, capturing a mix of professional office, retail and food and beverage uses. Step downstairs for an afterwork cocktail, across the street for a slice of pizza or down the block for any number of downtown favorites.

This 3,338 SF space features elevator access, reception area, 7 private offices, 2 conference rooms, and private restrooms. 29 N. Market St. is a well-managed property located only a couple blocks from the city center at Pack Square and a short walk to great cafes, restaurants, retail shops, hotels, galleries & theaters. Easy access to I-240 & plenty of parking options nearby. Tenant responsible for internet/telephone and interior janitorial cleaning only. Landlord is prepared to provide updated paint and carpeting throughout. (2) nearby parking spaces available at \$100/mo each. Contact listing agent for more information.

PROPERTY HIGHLIGHTS

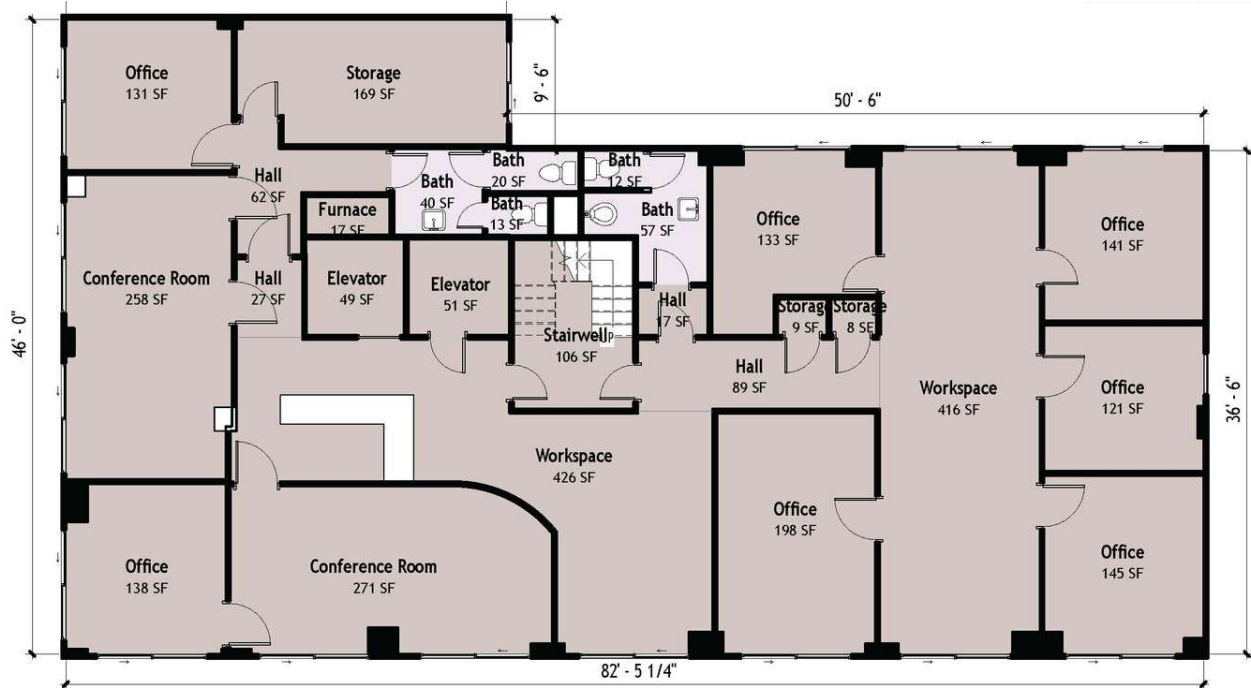
- 3rd Floor Suite in Iconic Downtown Building
- Reception Area
- 7 Private Offices
- 2 Conference Rooms
- Private Restrooms



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CURRENT AVAILABILITY



AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Office Suite 300 for Lease	Available	3,338 SF	Modified Gross	\$20.00 SF/yr



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PHOTOS



JESSE TOLLER, PE
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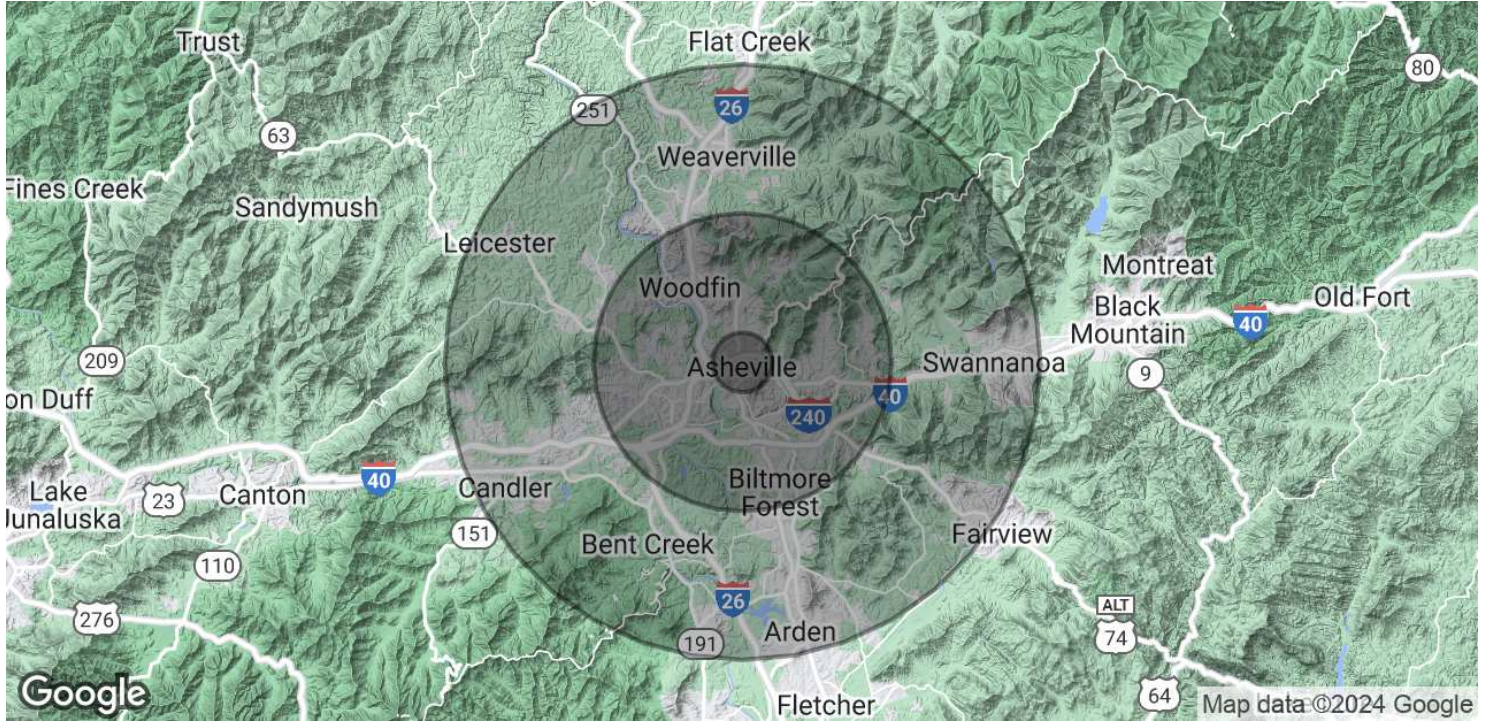
MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	8,707	96,480	204,033
Average Age	40.0	40.8	42.1
Average Age (Male)	41.1	39.7	40.5
Average Age (Female)	40.7	42.0	43.1

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	5,415	48,933	98,433
# of Persons per HH	1.6	2.0	2.1
Average HH Income	\$53,002	\$66,203	\$68,118
Average House Value	\$423,108	\$304,787	\$293,633

2020 American Community Survey (ACS)



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