



STRATEGIC LOCATION
REDEVELOPMENT/RESTAURANT
FOR SALE/LEASE

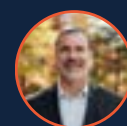
581 NORTH CAROLINA 9

Black Mountain, NC 28711



OFFERING SUMMARY

Sale Price	\$1,600,000
Lease Rate	\$25.83 NNN (No LL Maintenance)
Property Type	Restaurant
Building Size	4,453 SF
Acreage	1.10





PROPERTY DESCRIPTION:

Discover the charm of Black Mountain, NC, a quaint town nestled in the Blue Ridge Mountains. The area offers a perfect blend of small-town charm and natural beauty, providing an ideal setting for work and leisure. Enjoy a vibrant local art scene, eclectic shops, and delicious dining options, just minutes from the property.

Former Casual Dining restaurant in excellent location right of I-40 at exit 64 in Black Mountain. Well-built 4,000+ SF building on a level site with approximately 250 feet of frontage. Perfect rectangular site easy to redevelop, with existing structure or not retaining wall on site saves site development cost. Highway Business zoning allows for Restaurant, Bank, Brewery, Convenience store, Hotel, Medical, and Retail.

No building access at this time.

PROPERTY HIGHLIGHTS:

- I-40 Interstate exit
- Trade area Anchored by Ingles Markets Grocery
- 14,500 Cars per day
- Family-friendly neighborhood near Asheville
- Flexible building and site.

PICTURE GALLERY

581 North Carolina 9 Black Mountain, NC 28711



VIEW FROM WEST



VIEW FROM NORTHEAST



VIEW FROM NORTH



LOOKING AT DOWNTOWN BLACK MOUNTAIN



SOUTH FACING



NORTH FACING



OVERHEAD



DOWNTOWN VIEW

AREA LANDMARKS

581 North Carolina 9 Black Mountain, NC 28711

