



# REYNOLDS VILLAGE RETAIL SPACES

**FOR LEASE**

**41-60 N MERRIMON AVENUE**  
**ASHEVILLE, NC, 28804**



## OFFERING SUMMARY

Lease Rate	\$15.00 - \$25.00 SF/year (NNN)
Building Size	469,577 SF
Available SF	1,142 - 2,442 SF
Lot Size	10.78 Acres
Year Built	2010
Zoning	Community Shopping



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## PROPERTY DESCRIPTION

Multiple suites are available at the Shops at Reynolds Village in growing North Asheville. The Shops at Reynolds Village are located in a beautiful mixed-use project with 200 apartment units above the units throughout the complex creating a built-in customer base that is 98.5% occupied. With a variety of unit sizes, it allows a variety of businesses to find the right fit to thrive in this project. Located close to I-26 and Weaverville Road. The complex is also supported by the large recreational and fitness facility located in the project. Many different existing businesses allow new users to collaborate and synergize together. Convenient, clean, safe and walkable village offering free parking directly in front of the retail shops.

## PROPERTY HIGHLIGHTS

- Beautiful mixed-use project
- Located in growing North Asheville off I-26
- Multiple unit sizes are available
- Easy accessibility and visibility from I-26, which carries over 80,000 VPD
- 200 residential apartment units within the complex
- Located 4 miles from many attractions including downtown Asheville, Botanical Gardens at Asheville, the University of North Carolina at Asheville, and Grove Park Inn



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SUITE	TENANT	SF	LEASE TYPE	LEASE RATE
50 - 101	Available	2,150 SF	NNN	\$25.00 SF/yr
50 - 103/105	Available	2,442 SF	NNN	\$17.50 SF/yr
50 - 109	Available	1,187 SF	NNN	\$17.50 SF/yr
51 - 105	Available	1,200 SF	NNN	\$17.50 SF/yr
51 - 119	Available	1,142 SF	NNN	\$15.00 SF/yr



**Jason Burk, CCIM**  
**COMMERCIAL BROKER**  
 Cell: 828.674.2120  
 Office: 828.418.1262  
[JBURK@WHITNEYCRE.COM](mailto:JBURK@WHITNEYCRE.COM)

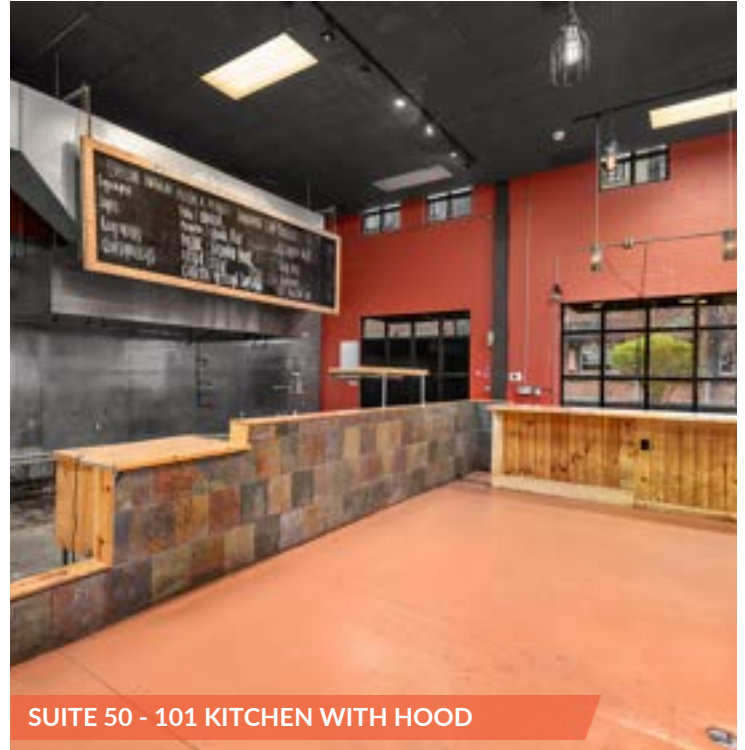
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# REYNOLDS VILLAGE RETAIL SPACES

## SUITE 50-101

41-60 N Merrimon Avenue, Suite 50-101, Asheville, NC, 28804



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## SUITE 50-103/105

41-60 N Merrimon Avenue, Suite 50-103/105, Asheville, NC, 28804



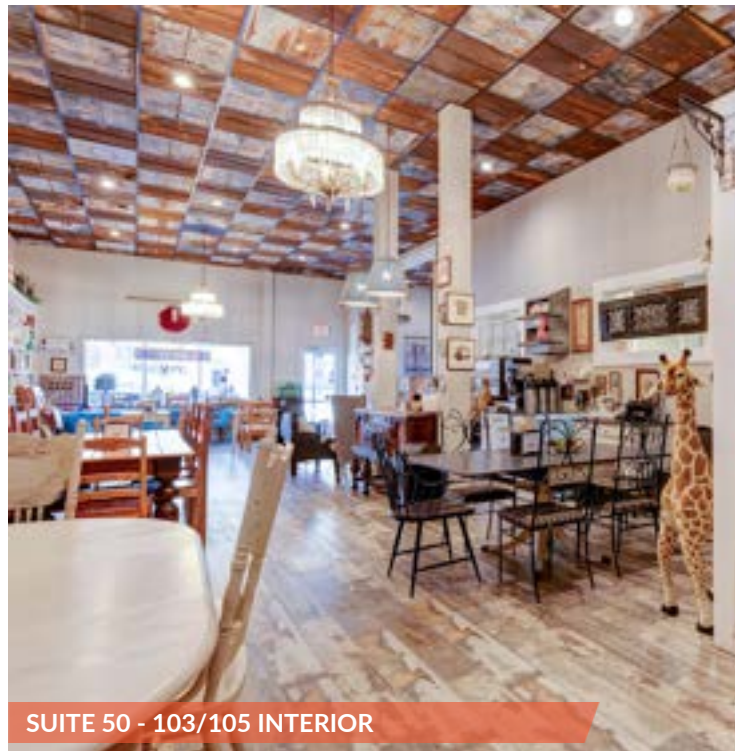
SUITE 50 - 103/105 INTERIOR



SUITE 50 - 103/105 INTERIOR



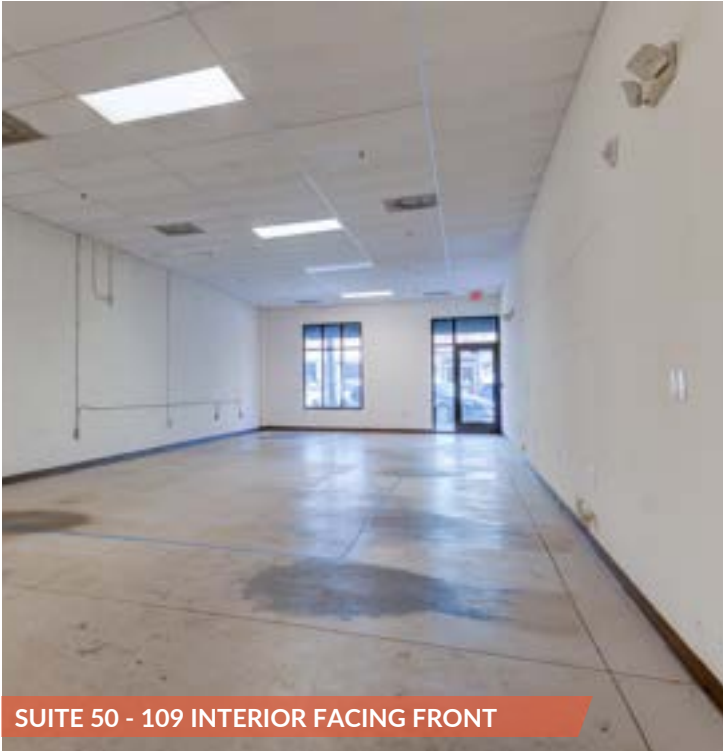
SUITE 50 - 103/105 INTERIOR



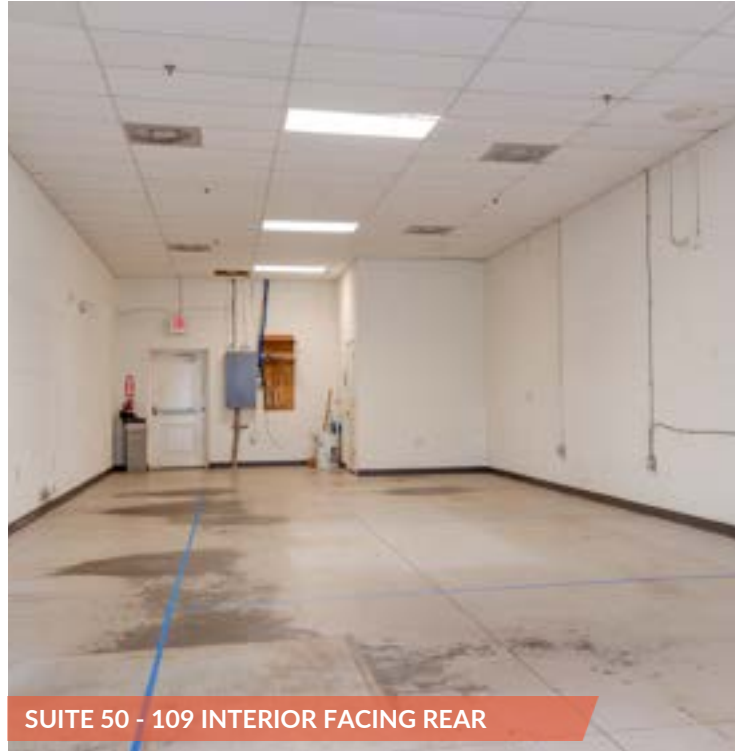
SUITE 50 - 103/105 INTERIOR

# REYNOLDS VILLAGE RETAIL SPACES

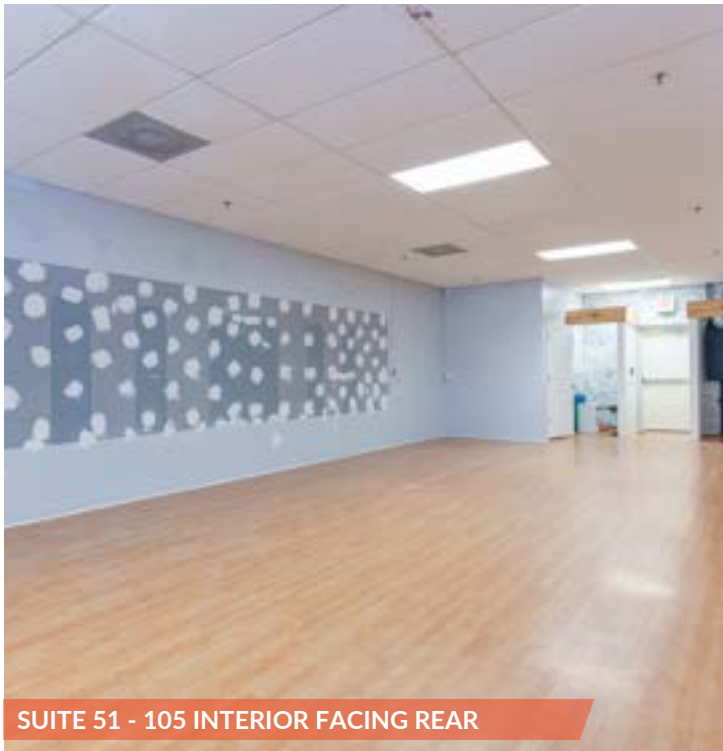
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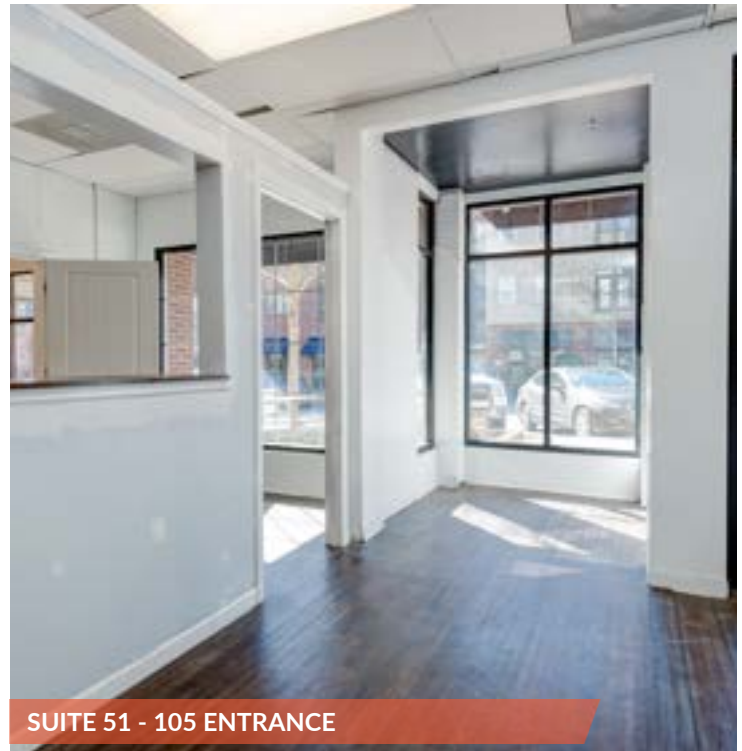
SUITE 50 - 109 INTERIOR FACING FRONT



SUITE 50 - 109 INTERIOR FACING REAR



SUITE 51 - 105 INTERIOR FACING REAR



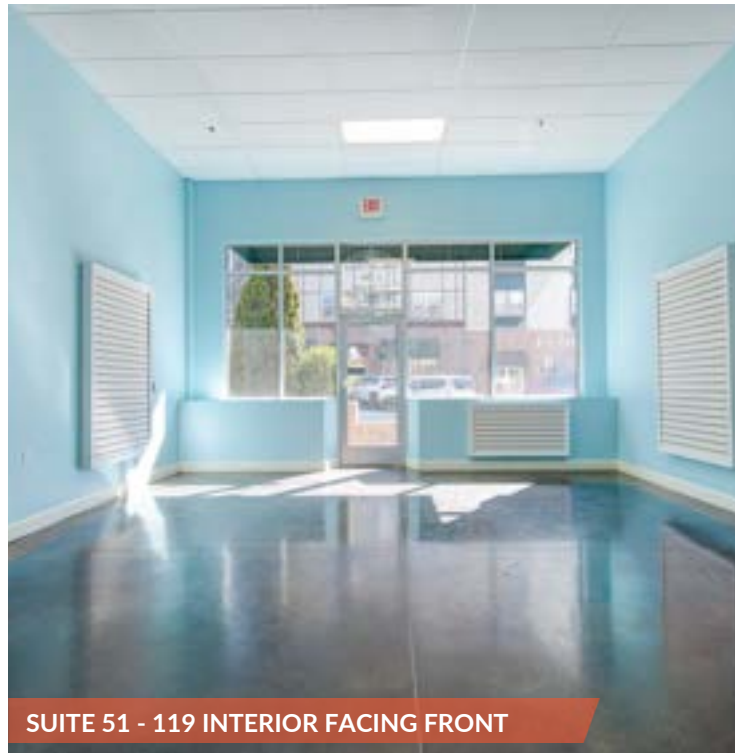
SUITE 51 - 105 ENTRANCE

# REYNOLDS VILLAGE RETAIL SPACES

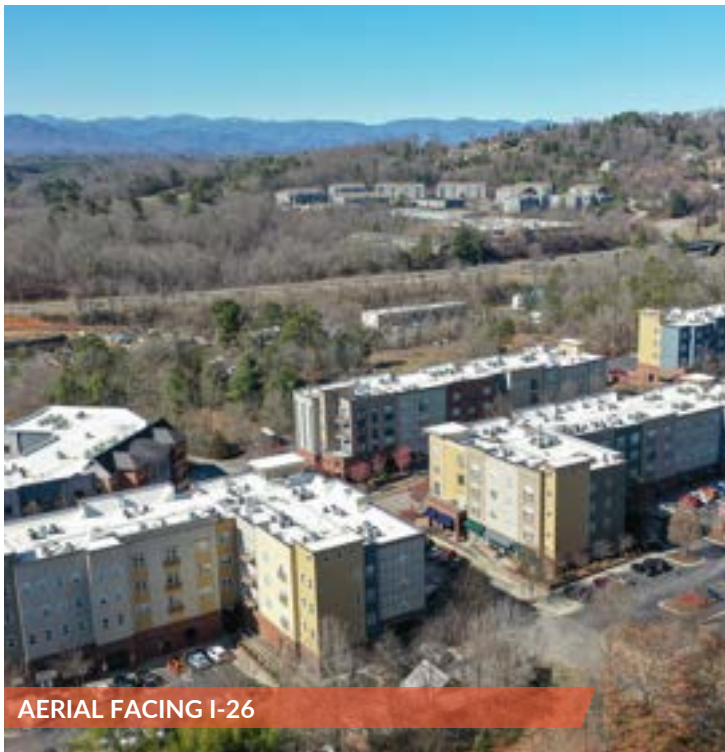
41-60 N Merrimon Avenue, Asheville, NC, 28804



SUITE 51 - 119 INTERIOR FACING REAR



SUITE 51 - 119 INTERIOR FACING FRONT



AERIAL FACING I-26



BUILDING 51 WITH STREET VIEW

