

FOR LEASE



28 AIRPORT ROAD, #002, ARDEN, NC 28704

COLD SHELL, NEW CONSTRUCTION MINUTES FROM ASHEVILLE AIRPORT



For lease on a main retail corridor of Airport Road in Arden, NC, this 2,384 SF space offers a prime location in a newly constructed building. The lower level is in cold shell condition, providing a blank canvas to customize your business setup. HVAC unit, ribbon slab and basic electrical in place. Positioned in the lower level of the soon-to-be WNC Dental office, this location is ideal for businesses seeking high traffic and convenience in a rapidly growing area. Easy access to major highways and local amenities and located in close proximity to SECU, Hendersonville Road and Asheville Airport. Access to lower level unit via Buck Shoals Rd. or Airport Rd.

| | |
|-------------|----------|
| LEASE PRICE | \$18 NNN |
| SIZE | 2,384 SF |
| ZONING | HB |

PROPERTY DETAILS

- COLD SHELL WITH ENDLESS POTENTIAL
- HVAC, RIBBON SLAB, & BASIC ELECTRIC IN PLACE
- EASILY ACCESSIBLE FROM MAJOR HIGHWAYS

STACY WHEELER Broker

O: 828.222.3685 | M: 423.504.8167

stacy@carla-co.com

22 Arlington Street, Asheville, NC 28801

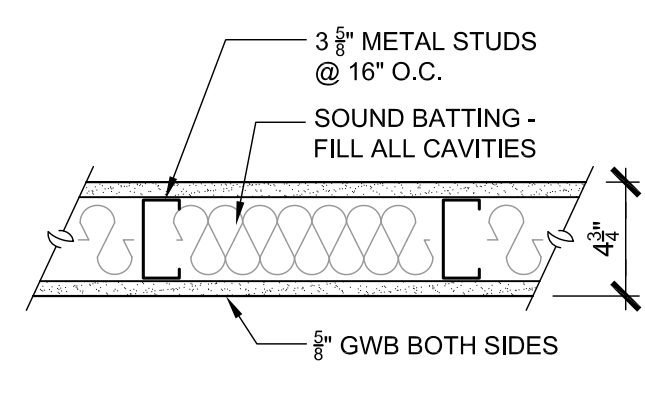
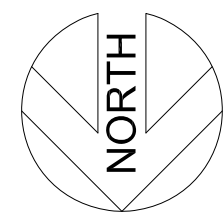
www.carla-co.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

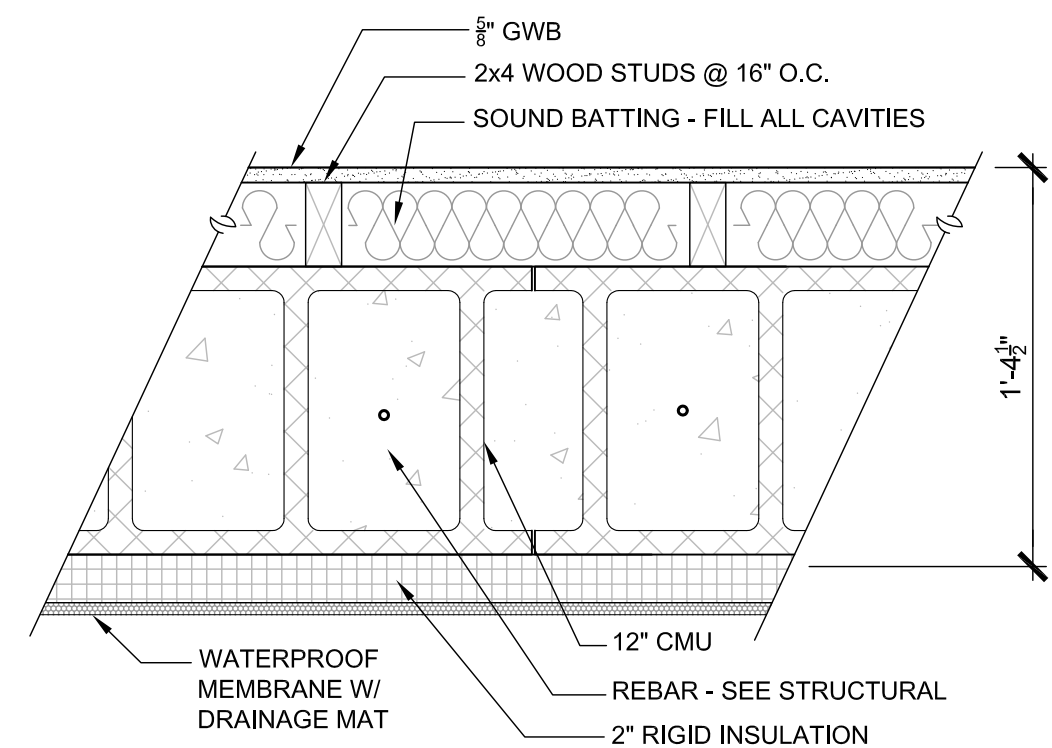
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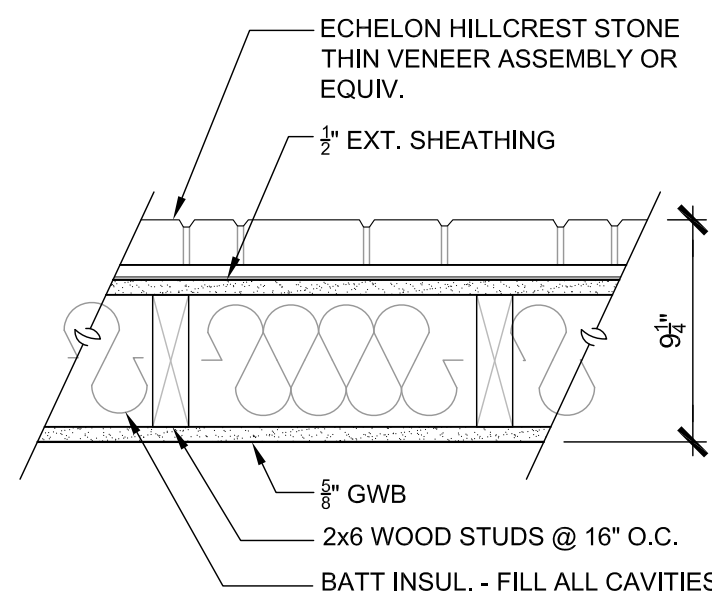




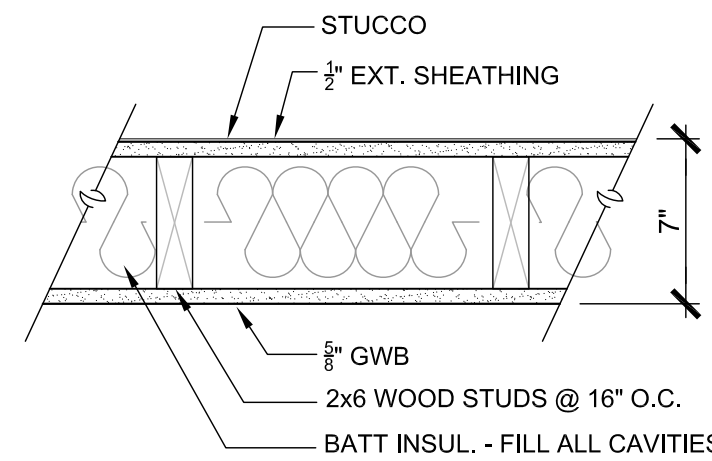
WALL TYPE "A"
TYPICAL INTERIOR
WALL CONSTRUCTION



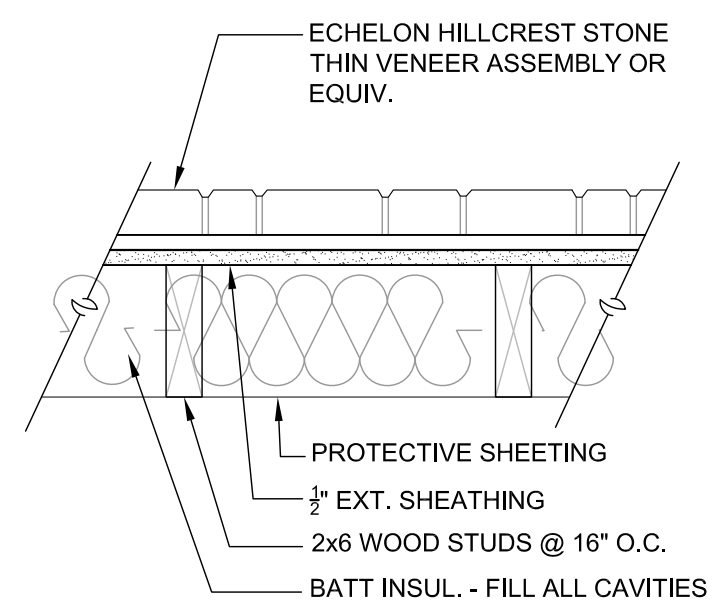
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EXTERIOR BLOCK
WALL CONSTRUCTION



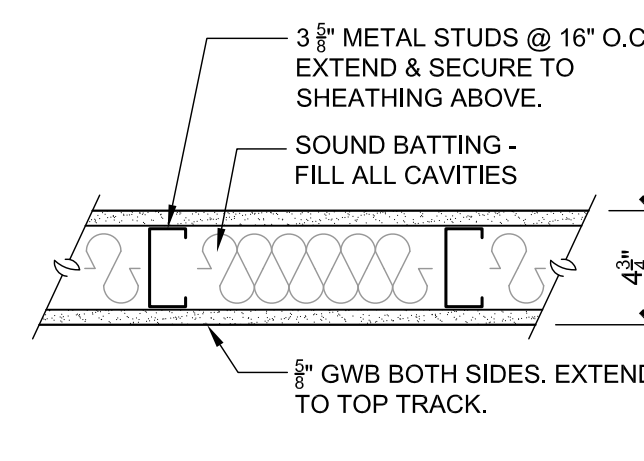
WALL TYPE "C"
EXTERIOR WOOD STUD
WALL CONSTRUCTION
W/ STONE VENEER



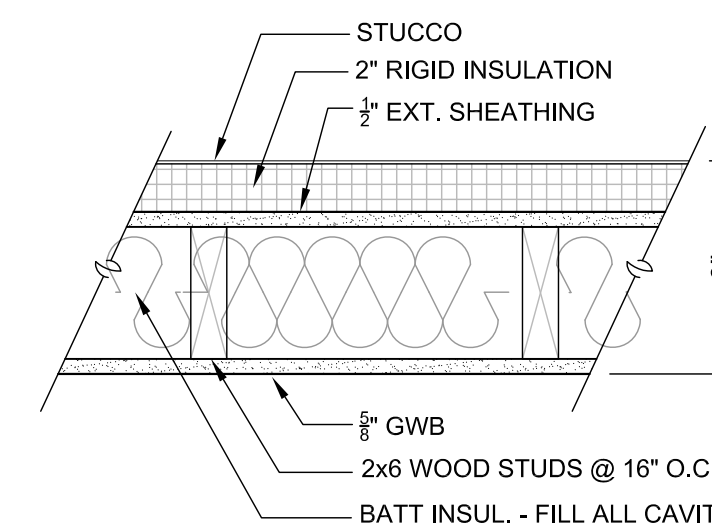
WALL TYPE "D"
EXTERIOR WOOD STUD
WALL CONSTRUCTION



WALL TYPE "E"
EXTERIOR WOOD STUD WALL
CONSTRUCTION - TENANT SHELL SPACE



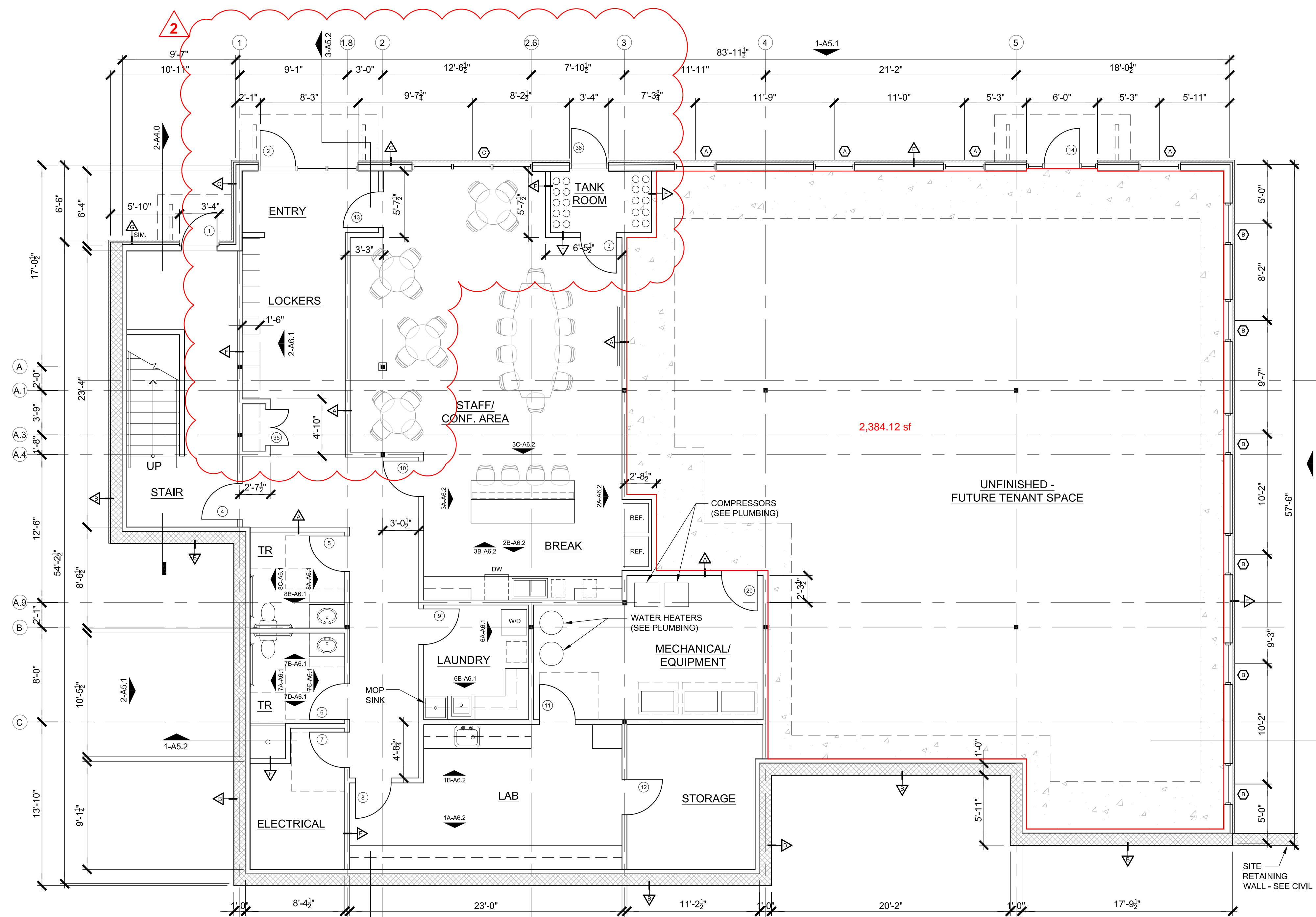
WALL TYPE "F"
1 HR RATED INTERIOR
WALL CONSTRUCTION



WALL TYPE "G"
U364 - 1 HR RATED EXTERIOR
STAIR WALL - SEE 10-A8.1

GENERAL NOTES

- THE AIA DOCUMENT, A201 GENERAL CONDITIONS OF THE CONTRACT, LATEST EDITION ARE HEREBY MADE A PART OF THESE CONTRACT DOCUMENTS. COPIES CAN BE OBTAINED FROM THE ARCHITECT IF NEEDED.
- THE CONTRACT DOCUMENTS CONSIST OF THE OWNER/CONTRACTOR AGREEMENT, GENERAL NOTES AND SPECIFICATIONS, CONSTRUCTION DRAWINGS AND ANY SUBSEQUENTLY ISSUED ADDENDUM OR CHANGE ORDERS. THESE DOCUMENTS REPRESENT COOPERATIVE AND CONTINUOUS WORK INDICATED OR REASONABLY IMPLIED IN ANY ONE OF THOSE DOCUMENTS SUPPLIED SHALL BE AS THOUGH FULLY COVERED IN ALL. ANY DISCREPANCY BETWEEN THE DIFFERENT PARTS SHOULD BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- ALL WORK SHALL COMPLY WITH ALL STATE AND LOCAL CODES AND ORDINANCES. ALL WORK SHALL BE PERFORMED TO THE HIGHEST STANDARDS OF CRAFTSMANSHIP BY JOURNEYMEN OF THE APPROPRIATE TRADES.
- THESE DOCUMENTS ARE INTENDED TO INCLUDE ALL LABOR, MATERIALS, EQUIPMENT AND SERVICES REQUIRED TO COMPLETE ALL WORK DESCRIBED HEREIN. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO BRING TO THE ATTENTION OF THE ARCHITECT ANY CONDITIONS WHICH WILL NOT PERMIT CONSTRUCTION ACCORDING TO THE INTENTIONS OF THESE DOCUMENTS. IT IS THE RESPONSIBILITY OF THE ARCHITECT TO PROVIDE DETAILS AND/OR DIRECTIONS REGARDING DESIGN INTENT WHERE IT IS ALTERED BY EXISTING CONDITIONS OR WHERE NEGLECTED IN THE DOCUMENTS.
- ANY MATERIALS PROPOSED FOR SUBSTITUTION OF THOSE SPECIFIED OR CALLED OUT BY TRADE NAME IN THESE DOCUMENTS SHALL BE PRESENTED TO THE ARCHITECT FOR REVIEW. THE CONTRACTOR SHALL SUBMIT SAMPLES WHEN REQUIRED BY THE ARCHITECT AND ALL SUCH SAMPLES SHALL BE REVIEWED BY THE ARCHITECT BEFORE THE WORK IS TO BE PERFORMED. WORK MUST CONFORM TO THE REVIEWED SAMPLES. ANY WHICH DOES NOT CONFORM TO THE REVIEWED SAMPLES SHALL BE REMOVED AND REPLACED WITH WORK WHICH CONFORMS AT THE EXPENSE OF THE CONTRACTOR. SUBCONTRACTORS SHALL SUBMIT REQUESTS AND SAMPLES FOR REVIEW THROUGH THE GENERAL CONTRACTOR WHEN WORK IS LET THROUGH THE GENERAL CONTRACTOR. REQUIRED VERIFICATIONS AND SUBMITTALS ARE TO BE MADE IN ADEQUATE TIME AS NOT TO DELAY WORK IN PROGRESS.
- SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT FOR REVIEW WHERE CALLED FOR ANYWHERE WITHIN THESE CONTRACT DOCUMENTS. REVIEW SHALL BE MADE BY THE ARCHITECT BEFORE THE WORK IS BEGUN AND WORK SHALL CONFORM TO THE REVIEWED SHOP DRAWINGS AND IS SUBJECT TO REPLACEMENT AS SET FORTH IN PARAGRAPH #5 ABOVE.
- THE BUILDING INSPECTOR SHALL BE NOTIFIED BY THE CONTRACTOR WHEN THERE IS A NEED FOR INSPECTION AS REQUIRED BY STATE AND LOCAL CODES OR ORDINANCES.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SAFETY AND CARE OF ADJACENT PROPERTIES AND PROJECT SITES DURING CONSTRUCTION. FOR COMPLIANCE WITH FEDERAL AND STATE O.S.H.A. REGULATIONS AND FOR THE PROTECTION OF ALL WORK UNTIL IT HAS BEEN DELIVERED TO THE OWNER AND THE CONTRACTOR HAS VACATED THE PROPERTY.
- ALL DIMENSIONS NOTED TAKE PRECEDENCE OVER SCALED DIMENSIONS. DIMENSIONS WITH "N.T.S." INDICATES THAT THE DRAWING IS NOT TO SCALE.
- THE CONTRACTOR SHALL VERIFY AND COORDINATE ALL OPENINGS THROUGH FLOORS, CEILINGS AND WALLS WITH ALL ARCHITECTURAL, STRUCTURAL MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS.
- ALL CONSTRUCTION METHODS, MATERIALS, AND SYSTEM INSTALLATION SHALL CONFORM TO ALL APPLICABLE LOCAL AND STATED REGULATION AND THE SPECIFICATIONS OF THE MANUFACTURERS. THE ARCHITECT IS TO BE NOTIFIED IMMEDIATELY OF ANY WORK PERFORMED OR ITEMS WITHIN THE CONTRACT DOCUMENTS REJECTED BY THE LOCAL AND/OR STATE BUILDING AUTHORITY.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR(S) TO VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCING WORK. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY PREVIOUSLY UNKNOWN EXISTING CONDITIONS WHICH ARE NOT REFLECTED IN THE CONTRACT DOCUMENTS.
- THE CONTRACTOR IS TO COORDINATE THE INSTALLATION AND SEQUENCING OF ALL ARCHITECTURAL, STRUCTURAL, PLUMBING, SPRINKLER, MECHANICAL AND ELECTRICAL WORK.



1 LOWER LEVEL FLOOR PLAN
SCALE: 3/16" = 1'-0"

REVISION # 1
ISSUED: 10/27/23

REVISION # 2
ISSUED: 2/28/24



NEW DENTAL OFFICES FOR
WNC DENTAL
AIRPORT ROAD
ARDEN, NC

PROJECT NO: 23-0201
ISSUE DATE: 2/27/23
DRAWN BY: RDH
CHECKED BY: MAM
SHEET REVISION DATE: 2/28/24

SHEET TITLE:

**LOWER LEVEL
FLOOR PLAN**

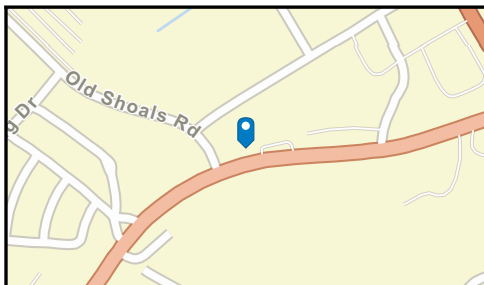
SHEET NO:

A1.0

Traffic Count Map - Close Up

28 Airport Road, Arden, North Carolina, 28704
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 35.45920
Longitude: -82.51714



- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day

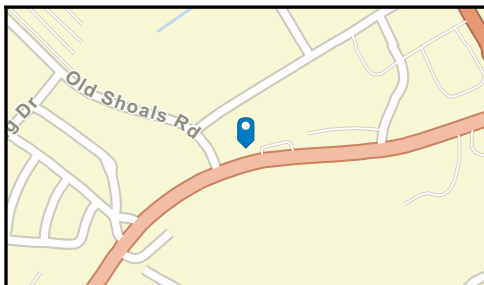
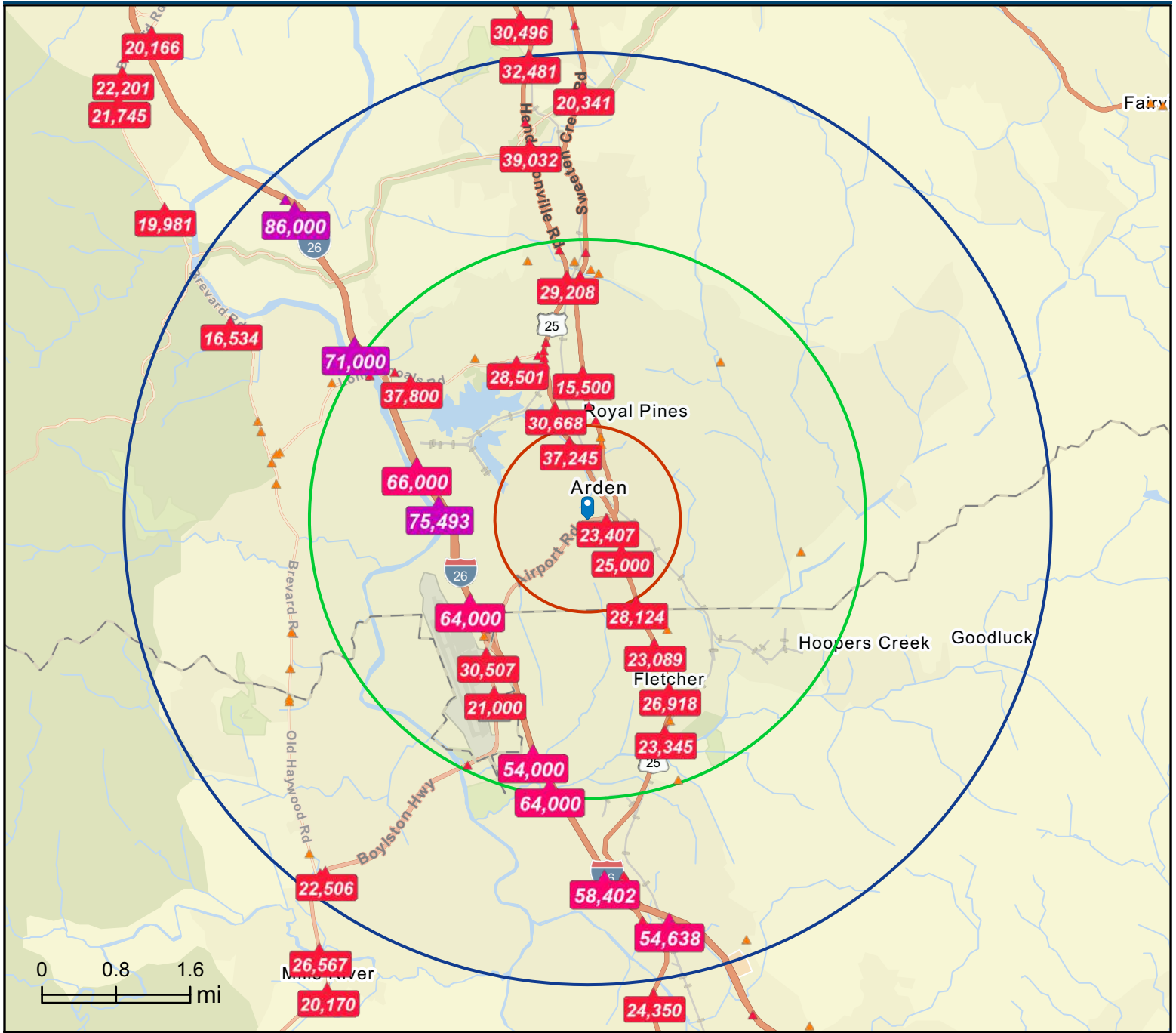


Source: ©2024 Kalibrate Technologies (Q2 2024).

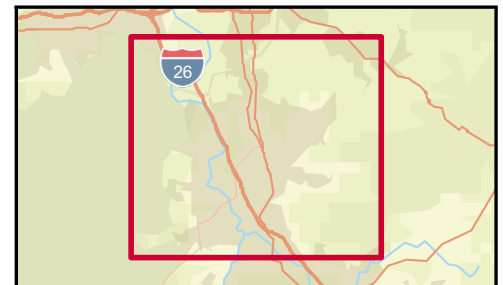
Traffic Count Map

28 Airport Road, Arden, North Carolina, 28704
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Source: ©2024 Kalibrate Technologies (Q2 2024).

28 Airport Road, Arden, North Carolina, 28704
Ring: 3 mile radius

Middleburg

Dominant Tapestry Segment

KEY FACTS



33,940
Total Population



\$383,435
Median Home Value



2,008
Businesses



41,283
Daytime Population



42.0
Median Age



1.34%
2024-2029
Pop Growth Rate



\$44,725
Per Capita Income

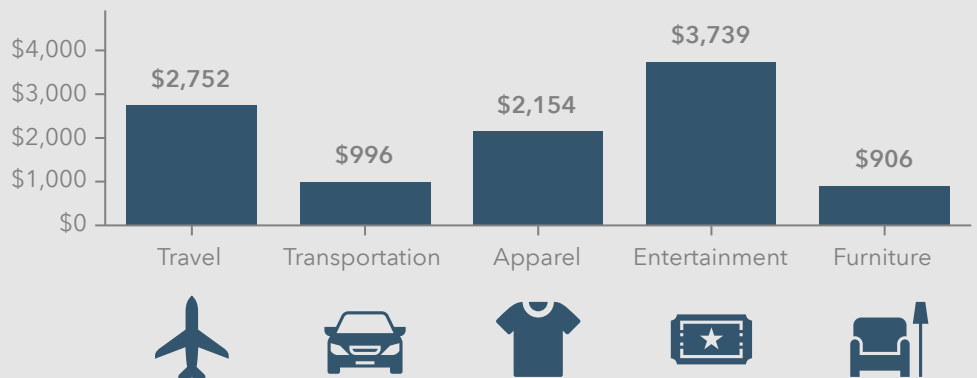


2.3
Avg Household Size



\$72,361
Median Household Income

KEY SPENDING FACTS



Source: This infographic contains data provided by Esri (2024, 2029), Esri-Data Axle (2024), Esri-U.S. BLS (2024).

© 2024 Esri

Spending facts are average annual dollars per household

Business Summary

28 Airport Road, Arden, North Carolina, 28704
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 35.45920
Longitude: -82.51714

| Data for all businesses in area | 1 mile | | | | 3 miles | | | | 5 miles | | | |
|--|-------------------|---------------|------------------|---------------|-------------------|---------------|------------------|---------------|-------------------|---------------|------------------|---------------|
| Total Businesses: | 481 | | | | 2,008 | | | | 2,983 | | | |
| Total Employees: | 6,815 | | | | 24,108 | | | | 38,983 | | | |
| Total Population: | 5,883 | | | | 33,940 | | | | 62,436 | | | |
| Employee/Population Ratio (per 100 Residents) | 116 | | | | 71 | | | | 62 | | | |
| by SIC Codes | Businesses | | Employees | | Businesses | | Employees | | Businesses | | Employees | |
| | Number | Percent | Number | Percent | Number | Percent | Number | Percent | Number | Percent | Number | Percent |
| Agriculture & Mining | 6 | 1.2% | 26 | 0.4% | 31 | 1.5% | 143 | 0.6% | 63 | 2.1% | 465 | 1.2% |
| Construction | 43 | 8.9% | 306 | 4.5% | 140 | 7.0% | 954 | 4.0% | 210 | 7.0% | 1,370 | 3.5% |
| Manufacturing | 41 | 8.5% | 2,246 | 33.0% | 103 | 5.1% | 3,392 | 14.1% | 160 | 5.4% | 6,627 | 17.0% |
| Transportation | 15 | 3.1% | 90 | 1.3% | 59 | 2.9% | 502 | 2.1% | 100 | 3.4% | 835 | 2.1% |
| Communication | 2 | 0.4% | 9 | 0.1% | 11 | 0.5% | 283 | 1.2% | 14 | 0.5% | 350 | 0.9% |
| Utility | 3 | 0.6% | 38 | 0.6% | 8 | 0.4% | 69 | 0.3% | 12 | 0.4% | 119 | 0.3% |
| Wholesale Trade | 30 | 6.2% | 548 | 8.0% | 74 | 3.7% | 2,000 | 8.3% | 99 | 3.3% | 2,432 | 6.2% |
| Retail Trade Summary | 103 | 21.4% | 1,215 | 17.8% | 430 | 21.4% | 5,779 | 24.0% | 597 | 20.0% | 7,768 | 19.9% |
| Home Improvement | 12 | 2.5% | 97 | 1.4% | 25 | 1.2% | 316 | 1.3% | 42 | 1.4% | 445 | 1.1% |
| General Merchandise Stores | 3 | 0.6% | 257 | 3.8% | 17 | 0.8% | 600 | 2.5% | 25 | 0.8% | 907 | 2.3% |
| Food Stores | 9 | 1.9% | 82 | 1.2% | 33 | 1.6% | 596 | 2.5% | 47 | 1.6% | 825 | 2.1% |
| Auto Dealers & Gas Stations | 12 | 2.5% | 76 | 1.1% | 43 | 2.1% | 524 | 2.2% | 67 | 2.2% | 780 | 2.0% |
| Apparel & Accessory Stores | 3 | 0.6% | 12 | 0.2% | 24 | 1.2% | 152 | 0.6% | 31 | 1.0% | 196 | 0.5% |
| Furniture & Home Furnishings | 12 | 2.5% | 131 | 1.9% | 41 | 2.0% | 649 | 2.7% | 52 | 1.7% | 707 | 1.8% |
| Eating & Drinking Places | 29 | 6.0% | 413 | 6.1% | 143 | 7.1% | 2,235 | 9.3% | 199 | 6.7% | 2,984 | 7.7% |
| Miscellaneous Retail | 23 | 4.8% | 148 | 2.2% | 103 | 5.1% | 709 | 2.9% | 135 | 4.5% | 923 | 2.4% |
| Finance, Insurance, Real Estate Summary | 36 | 7.5% | 686 | 10.1% | 192 | 9.6% | 1,960 | 8.1% | 281 | 9.4% | 2,773 | 7.1% |
| Banks, Savings & Lending Institutions | 11 | 2.3% | 546 | 8.0% | 38 | 1.9% | 846 | 3.5% | 49 | 1.6% | 1,081 | 2.8% |
| Securities Brokers | 3 | 0.6% | 10 | 0.1% | 37 | 1.8% | 111 | 0.5% | 48 | 1.6% | 158 | 0.4% |
| Insurance Carriers & Agents | 2 | 0.4% | 7 | 0.1% | 20 | 1.0% | 181 | 0.8% | 27 | 0.9% | 242 | 0.6% |
| Real Estate, Holding, Other Investment Offices | 19 | 4.0% | 123 | 1.8% | 97 | 4.8% | 822 | 3.4% | 157 | 5.3% | 1,292 | 3.3% |
| Services Summary | 162 | 33.7% | 1,631 | 23.9% | 763 | 38.0% | 8,621 | 35.8% | 1,154 | 38.7% | 15,628 | 40.1% |
| Hotels & Lodging | 2 | 0.4% | 29 | 0.4% | 24 | 1.2% | 460 | 1.9% | 36 | 1.2% | 613 | 1.6% |
| Automotive Services | 17 | 3.5% | 68 | 1.0% | 56 | 2.8% | 306 | 1.3% | 83 | 2.8% | 441 | 1.1% |
| Movies & Amusements | 16 | 3.3% | 88 | 1.3% | 59 | 2.9% | 385 | 1.6% | 80 | 2.7% | 636 | 1.6% |
| Health Services | 17 | 3.5% | 400 | 5.9% | 151 | 7.5% | 2,278 | 9.4% | 239 | 8.0% | 5,657 | 14.5% |
| Legal Services | 6 | 1.2% | 107 | 1.6% | 27 | 1.3% | 178 | 0.7% | 35 | 1.2% | 202 | 0.5% |
| Education Institutions & Libraries | 2 | 0.4% | 88 | 1.3% | 27 | 1.3% | 1,134 | 4.7% | 43 | 1.4% | 1,656 | 4.2% |
| Other Services | 103 | 21.4% | 850 | 12.5% | 418 | 20.8% | 3,881 | 16.1% | 639 | 21.4% | 6,423 | 16.5% |
| Government | 2 | 0.4% | 12 | 0.2% | 25 | 1.2% | 342 | 1.4% | 32 | 1.1% | 486 | 1.2% |
| Unclassified Establishments | 39 | 8.1% | 7 | 0.1% | 173 | 8.6% | 63 | 0.3% | 259 | 8.7% | 131 | 0.3% |
| Totals | 481 | 100.0% | 6,815 | 100.0% | 2,008 | 100.0% | 24,108 | 100.0% | 2,983 | 100.0% | 38,983 | 100.0% |

Source: Copyright 2024 Data Axle, Inc. All rights reserved. Esri Total Population forecasts for 2024.

Date Note: Data on the Business Summary report is calculated using Esri's Data allocation method which uses census block groups to allocate business summary data to custom areas.

Business Summary

28 Airport Road, Arden, North Carolina, 28704
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 35.45920
Longitude: -82.51714

| by NAICS Codes | Businesses | | Employees | | Businesses | | Employees | | Businesses | | Employees | |
|---|------------|---------------|--------------|---------------|--------------|---------------|---------------|---------------|--------------|---------------|---------------|---------------|
| | Number | Percent | Number | Percent | Number | Percent | Number | Percent | Number | Percent | Number | Percent |
| Agriculture, Forestry, Fishing & Hunting | 2 | 0.4% | 6 | 0.1% | 3 | 0.1% | 9 | 0.0% | 10 | 0.3% | 26 | 0.1% |
| Mining | 1 | 0.2% | 5 | 0.1% | 3 | 0.1% | 14 | 0.1% | 5 | 0.2% | 27 | 0.1% |
| Utilities | 1 | 0.2% | 18 | 0.3% | 2 | 0.1% | 33 | 0.1% | 2 | 0.1% | 33 | 0.1% |
| Construction | 47 | 9.8% | 339 | 5.0% | 149 | 7.4% | 1,040 | 4.3% | 226 | 7.6% | 1,605 | 4.1% |
| Manufacturing | 46 | 9.6% | 2,293 | 33.6% | 118 | 5.9% | 3,751 | 15.6% | 182 | 6.1% | 7,038 | 18.1% |
| Wholesale Trade | 30 | 6.2% | 548 | 8.0% | 72 | 3.6% | 1,988 | 8.2% | 97 | 3.3% | 2,417 | 6.2% |
| Retail Trade | 67 | 13.9% | 747 | 11.0% | 267 | 13.3% | 3,137 | 13.0% | 371 | 12.4% | 4,314 | 11.1% |
| Motor Vehicle & Parts Dealers | 10 | 2.1% | 66 | 1.0% | 36 | 1.8% | 464 | 1.9% | 56 | 1.9% | 686 | 1.8% |
| Furniture & Home Furnishings Stores | 7 | 1.5% | 37 | 0.5% | 22 | 1.1% | 106 | 0.4% | 27 | 0.9% | 122 | 0.3% |
| Electronics & Appliance Stores | 2 | 0.4% | 88 | 1.3% | 9 | 0.4% | 259 | 1.1% | 11 | 0.4% | 269 | 0.7% |
| Building Material & Garden Equipment & Supplies Dealers | 12 | 2.5% | 97 | 1.4% | 25 | 1.2% | 314 | 1.3% | 37 | 1.2% | 418 | 1.1% |
| Food & Beverage Stores | 9 | 1.9% | 67 | 1.0% | 31 | 1.5% | 538 | 2.2% | 41 | 1.4% | 738 | 1.9% |
| Health & Personal Care Stores | 7 | 1.5% | 52 | 0.8% | 36 | 1.8% | 222 | 0.9% | 44 | 1.5% | 266 | 0.7% |
| Gasoline Stations & Fuel Dealers | 1 | 0.2% | 9 | 0.1% | 7 | 0.3% | 59 | 0.2% | 12 | 0.4% | 99 | 0.3% |
| Clothing, Clothing Accessories, Shoe and Jewelry Stores | 3 | 0.6% | 13 | 0.2% | 27 | 1.3% | 158 | 0.7% | 34 | 1.1% | 202 | 0.5% |
| Sporting Goods, Hobby, Book, & Music Stores | 6 | 1.2% | 41 | 0.6% | 42 | 2.1% | 336 | 1.4% | 66 | 2.2% | 519 | 1.3% |
| General Merchandise Stores | 9 | 1.9% | 277 | 4.1% | 31 | 1.5% | 679 | 2.8% | 41 | 1.4% | 995 | 2.6% |
| Transportation & Warehousing | 13 | 2.7% | 87 | 1.3% | 44 | 2.2% | 437 | 1.8% | 74 | 2.5% | 707 | 1.8% |
| Information | 6 | 1.2% | 54 | 0.8% | 32 | 1.6% | 518 | 2.1% | 44 | 1.5% | 837 | 2.1% |
| Finance & Insurance | 18 | 3.7% | 569 | 8.3% | 98 | 4.9% | 1,160 | 4.8% | 128 | 4.3% | 1,509 | 3.9% |
| Central Bank/Credit Intermediation & Related Activities | 12 | 2.5% | 553 | 8.1% | 39 | 1.9% | 853 | 3.5% | 50 | 1.7% | 1,090 | 2.8% |
| Securities & Commodity Contracts | 3 | 0.6% | 10 | 0.1% | 39 | 1.9% | 125 | 0.5% | 51 | 1.7% | 176 | 0.5% |
| Funds, Trusts & Other Financial Vehicles | 2 | 0.4% | 7 | 0.1% | 20 | 1.0% | 181 | 0.8% | 27 | 0.9% | 242 | 0.6% |
| Real Estate, Rental & Leasing | 29 | 6.0% | 178 | 2.6% | 119 | 5.9% | 1,041 | 4.3% | 183 | 6.1% | 1,613 | 4.1% |
| Professional, Scientific & Tech Services | 40 | 8.3% | 425 | 6.2% | 166 | 8.3% | 1,402 | 5.8% | 254 | 8.5% | 2,224 | 5.7% |
| Legal Services | 6 | 1.2% | 107 | 1.6% | 30 | 1.5% | 187 | 0.8% | 39 | 1.3% | 216 | 0.6% |
| Management of Companies & Enterprises | 2 | 0.4% | 6 | 0.1% | 10 | 0.5% | 33 | 0.1% | 16 | 0.5% | 50 | 0.1% |
| Administrative, Support & Waste Management Services | 12 | 2.5% | 160 | 2.3% | 60 | 3.0% | 644 | 2.7% | 104 | 3.5% | 986 | 2.5% |
| Educational Services | 5 | 1.0% | 110 | 1.6% | 40 | 2.0% | 1,187 | 4.9% | 60 | 2.0% | 1,724 | 4.4% |
| Health Care & Social Assistance | 22 | 4.6% | 457 | 6.7% | 185 | 9.2% | 3,076 | 12.8% | 290 | 9.7% | 6,981 | 17.9% |
| Arts, Entertainment & Recreation | 14 | 2.9% | 96 | 1.4% | 51 | 2.5% | 352 | 1.5% | 69 | 2.3% | 887 | 2.3% |
| Accommodation & Food Services | 31 | 6.4% | 444 | 6.5% | 170 | 8.5% | 2,737 | 11.4% | 238 | 8.0% | 3,645 | 9.4% |
| Accommodation | 2 | 0.4% | 29 | 0.4% | 24 | 1.2% | 460 | 1.9% | 36 | 1.2% | 613 | 1.6% |
| Food Services & Drinking Places | 29 | 6.0% | 415 | 6.1% | 146 | 7.3% | 2,277 | 9.4% | 203 | 6.8% | 3,032 | 7.8% |
| Other Services (except Public Administration) | 54 | 11.2% | 254 | 3.7% | 220 | 11.0% | 1,144 | 4.7% | 338 | 11.3% | 1,741 | 4.5% |
| Automotive Repair & Maintenance | 11 | 2.3% | 37 | 0.5% | 36 | 1.8% | 149 | 0.6% | 55 | 1.8% | 225 | 0.6% |
| Public Administration | 2 | 0.4% | 12 | 0.2% | 25 | 1.2% | 342 | 1.4% | 32 | 1.1% | 486 | 1.2% |
| Unclassified Establishments | 39 | 8.1% | 7 | 0.1% | 173 | 8.6% | 63 | 0.3% | 259 | 8.7% | 131 | 0.3% |
| Total | 481 | 100.0% | 6,815 | 100.0% | 2,008 | 100.0% | 24,108 | 100.0% | 2,983 | 100.0% | 38,983 | 100.0% |

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Date Note: Data on the Business Summary report is calculated using Esri's Data allocation method which uses census block groups to allocate business summary data to custom areas.

Key Facts

28 Airport Road, Arden, North Carolina, 28704
Ring: 3 mile radius

KEY FACTS

33,940

Population



2.3

Average Household Size

42.0

Median Age

\$72,361

Median Household Income

EDUCATION

6.6%

No High School Diploma



25.1%

High School Graduate



24.8%

Some College/
Associate's Degree



43.5%

Bachelor's/Grad/
Prof Degree

BUSINESS



2,008

Total Businesses



24,108

Total Employees

EMPLOYMENT



64.2%

White Collar



19.5%

Blue Collar



Services

16.3%

2.7%

Unemployment Rate

INCOME



\$72,361

Median Household Income



\$44,725

Per Capita Income



\$196,818

Median Net Worth

2024 Households by income (Esri)

The largest group: \$100,000 - \$149,999 (18.9%)

The smallest group: <\$15,000 (4.5%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|-------|---|
| <\$15,000 | 4.5% | -3.4% | <div style="width: 100%; height: 10px; background-color: green;"></div> |
| \$15,000 - \$24,999 | 8.8% | +1.5% | <div style="width: 100%; height: 10px; background-color: blue;"></div> |
| \$25,000 - \$34,999 | 5.3% | -1.0% | <div style="width: 100%; height: 10px; background-color: green;"></div> |
| \$35,000 - \$49,999 | 14.3% | +1.4% | <div style="width: 100%; height: 10px; background-color: blue;"></div> |
| \$50,000 - \$74,999 | 18.6% | -0.8% | <div style="width: 100%; height: 10px; background-color: green;"></div> |
| \$75,000 - \$99,999 | 12.2% | -0.6% | <div style="width: 100%; height: 10px; background-color: green;"></div> |
| \$100,000 - \$149,999 | 18.9% | +2.0% | <div style="width: 100%; height: 10px; background-color: blue;"></div> |
| \$150,000 - \$199,999 | 8.0% | +1.4% | <div style="width: 100%; height: 10px; background-color: blue;"></div> |
| \$200,000+ | 9.5% | -0.4% | <div style="width: 100%; height: 10px; background-color: green;"></div> |

Bars show deviation from Buncombe County

Demographic and Income Profile

28 Airport Road, Arden, North Carolina, 28704
 Ring: 3 mile radius

Prepared by Esri
 Latitude: 35.45920
 Longitude: -82.51714

| Summary | Census 2010 | Census 2020 | 2024 | 2029 |
|-------------------------------|-------------|-------------|--------|--------|
| Population | 27,313 | 32,076 | 33,940 | 35,666 |
| Households | 11,450 | 13,709 | 14,508 | 15,304 |
| Families | 7,158 | 8,227 | 8,599 | 8,990 |
| Average Household Size | 2.35 | 2.32 | 2.32 | 2.31 |
| Owner Occupied Housing Units | 7,685 | 8,329 | 8,667 | 9,137 |
| Renter Occupied Housing Units | 3,765 | 5,380 | 5,841 | 6,167 |
| Median Age | 40.7 | 41.5 | 42.0 | 43.5 |

| Trends: 2024-2029 Annual Rate | Area | State | National |
|-------------------------------|-------|-------|----------|
| Population | 1.00% | 0.75% | 0.38% |
| Households | 1.07% | 0.98% | 0.64% |
| Families | 0.89% | 0.91% | 0.56% |
| Owner HHs | 1.06% | 1.22% | 0.97% |
| Median Household Income | 2.99% | 3.26% | 2.95% |

| Households by Income | 2024 | | 2029 | |
|-----------------------|--------|---------|--------|---------|
| | Number | Percent | Number | Percent |
| <\$15,000 | 658 | 4.5% | 581 | 3.8% |
| \$15,000 - \$24,999 | 1,272 | 8.8% | 1,130 | 7.4% |
| \$25,000 - \$34,999 | 766 | 5.3% | 608 | 4.0% |
| \$35,000 - \$49,999 | 2,069 | 14.3% | 1,903 | 12.4% |
| \$50,000 - \$74,999 | 2,694 | 18.6% | 2,660 | 17.4% |
| \$75,000 - \$99,999 | 1,776 | 12.2% | 1,843 | 12.0% |
| \$100,000 - \$149,999 | 2,743 | 18.9% | 3,351 | 21.9% |
| \$150,000 - \$199,999 | 1,154 | 8.0% | 1,478 | 9.7% |
| \$200,000+ | 1,377 | 9.5% | 1,750 | 11.4% |

| | | |
|--------------------------|-----------|-----------|
| Median Household Income | \$72,361 | \$83,862 |
| Average Household Income | \$103,000 | \$118,320 |
| Per Capita Income | \$44,725 | \$51,760 |

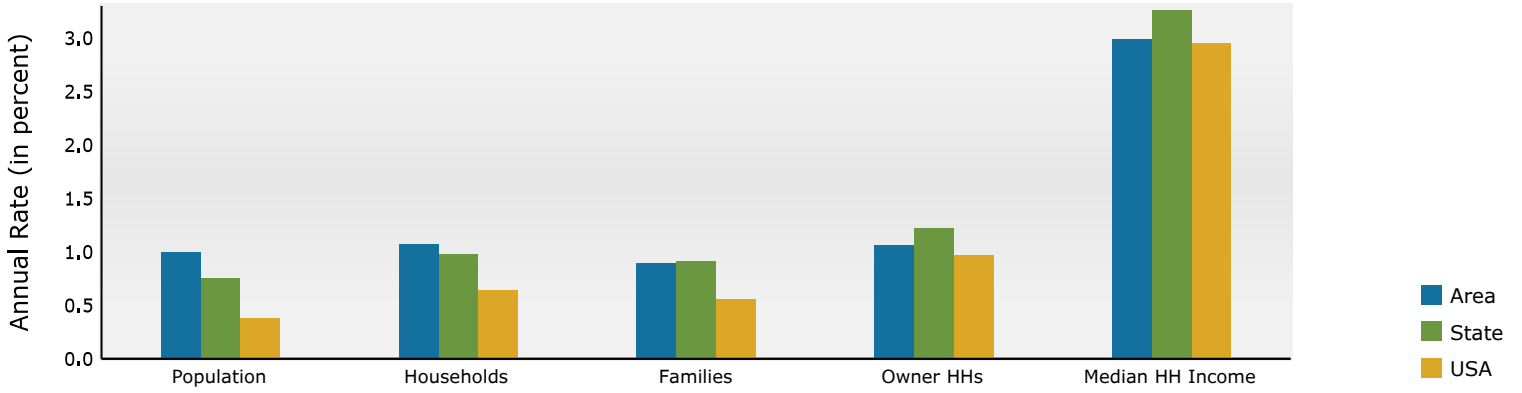
| Population by Age | Census 2010 | | Census 2020 | | 2024 | | 2029 | |
|-------------------|-------------|---------|-------------|---------|--------|---------|--------|---------|
| | Number | Percent | Number | Percent | Number | Percent | Number | Percent |
| 0 - 4 | 1,630 | 6.0% | 1,556 | 4.9% | 1,616 | 4.8% | 1,660 | 4.7% |
| 5 - 9 | 1,733 | 6.3% | 1,846 | 5.8% | 1,810 | 5.3% | 1,700 | 4.8% |
| 10 - 14 | 1,819 | 6.7% | 1,971 | 6.1% | 2,034 | 6.0% | 1,973 | 5.5% |
| 15 - 19 | 1,711 | 6.3% | 1,883 | 5.9% | 1,946 | 5.7% | 1,986 | 5.6% |
| 20 - 24 | 1,206 | 4.4% | 1,643 | 5.1% | 1,928 | 5.7% | 1,955 | 5.5% |
| 25 - 34 | 3,380 | 12.4% | 4,295 | 13.4% | 4,349 | 12.8% | 4,419 | 12.4% |
| 35 - 44 | 3,942 | 14.4% | 4,312 | 13.4% | 4,723 | 13.9% | 4,891 | 13.7% |
| 45 - 54 | 4,090 | 15.0% | 4,195 | 13.1% | 4,430 | 13.1% | 4,715 | 13.2% |
| 55 - 64 | 3,461 | 12.7% | 4,092 | 12.8% | 4,139 | 12.2% | 4,277 | 12.0% |
| 65 - 74 | 2,101 | 7.7% | 3,443 | 10.7% | 3,678 | 10.8% | 4,074 | 11.4% |
| 75 - 84 | 1,487 | 5.4% | 1,987 | 6.2% | 2,397 | 7.1% | 2,887 | 8.1% |
| 85+ | 753 | 2.8% | 853 | 2.7% | 890 | 2.6% | 1,131 | 3.2% |

| Race and Ethnicity | Census 2010 | | Census 2020 | | 2024 | | 2029 | |
|----------------------------|-------------|---------|-------------|---------|--------|---------|--------|---------|
| | Number | Percent | Number | Percent | Number | Percent | Number | Percent |
| White Alone | 23,522 | 86.1% | 24,331 | 75.9% | 25,350 | 74.7% | 26,105 | 73.2% |
| Black Alone | 1,609 | 5.9% | 2,317 | 7.2% | 2,442 | 7.2% | 2,615 | 7.3% |
| American Indian Alone | 83 | 0.3% | 147 | 0.5% | 167 | 0.5% | 183 | 0.5% |
| Asian Alone | 647 | 2.4% | 848 | 2.6% | 968 | 2.9% | 1,094 | 3.1% |
| Pacific Islander Alone | 31 | 0.1% | 59 | 0.2% | 63 | 0.2% | 73 | 0.2% |
| Some Other Race Alone | 855 | 3.1% | 1,700 | 5.3% | 1,960 | 5.8% | 2,247 | 6.3% |
| Two or More Races | 565 | 2.1% | 2,675 | 8.3% | 2,990 | 8.8% | 3,350 | 9.4% |
| Hispanic Origin (Any Race) | 2,064 | 7.6% | 3,480 | 10.8% | 4,005 | 11.8% | 4,562 | 12.8% |

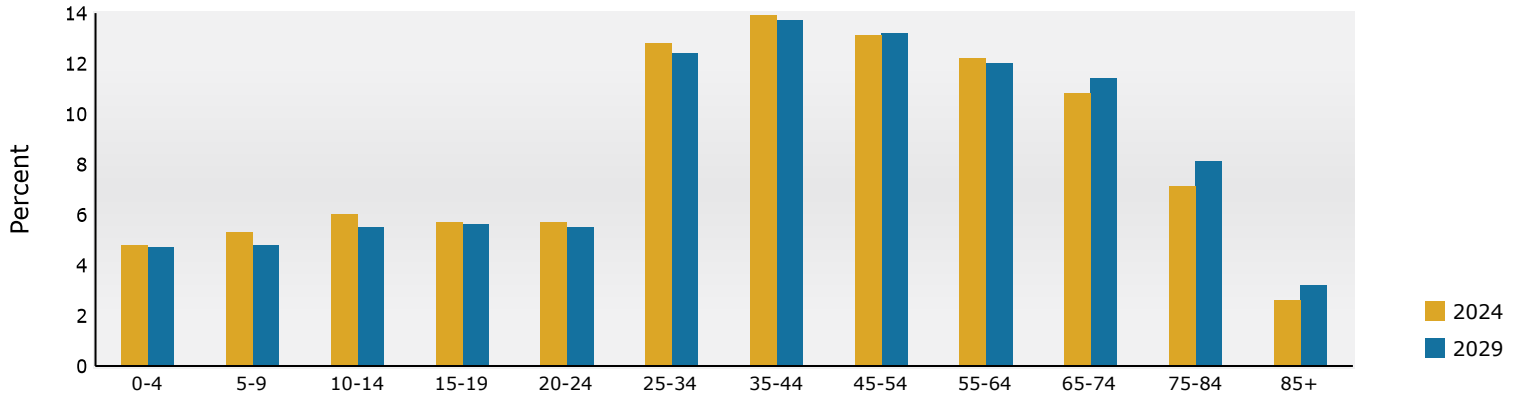
Data Note: Income is expressed in current dollars.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2020 decennial Census in 2020 geographies.

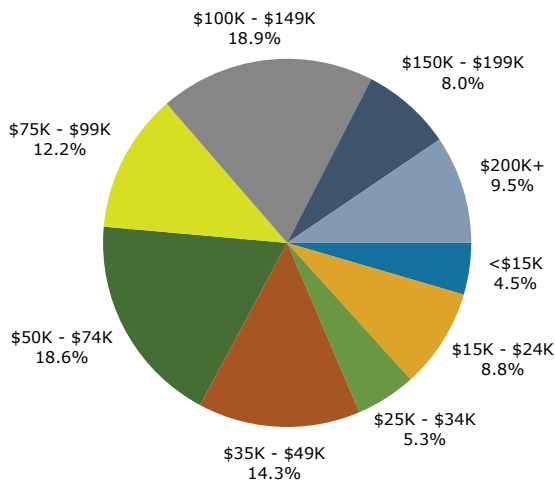
Trends 2024-2029



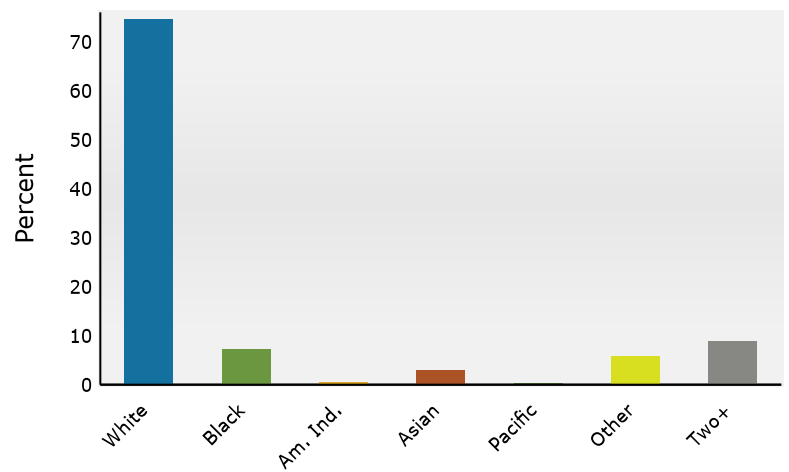
Population by Age



2024 Household Income



2024 Population by Race



2024 Percent Hispanic Origin: 11.8%

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2020 decennial Census in 2020 geographies.