

# COMMERCIAL LAND | BANNER ELK ► FOR SALE





# PROPERTY OVERVIEW

114 Orchard Lane (Hwy 184) in Banner Elk is less than a mile from the major intersection at Highway 105, and a short drive to Grandfather Mountain, Sugar Mountain, Beech Mountain, and Downtown Banner Elk! This  $\pm$  3.7 acreage commercial site is adjacent to Tynecastle Highway and provides for a number of development opportunities, including the potential for a hotel, multi-family/condos, retail, and more! A central location makes this an easily accessible tract for tourists visiting the ski slopes and National Park Service land, with Grandfather Mountain and Linville both in close proximity!

# PROPERTY HIGHLIGHTS

- Nestled in the active Mountain Community of Banner Elk
- Across from Banner Elk Elementary School, just off Tynecastle Highway
- 5 Minutes to Sugar Mountain Resort
- 15 Minutes from Grandfather Mountain
- Banner Elk is the jewel of the High Country
- Close to skiing, biking, hiking and golf





## AERIAL VIEWS



## PROPERTY DETAILS



**114**  
**Orchard Lane**  
**Banner Elk, NC 28604**



**Zoning**  
**Mixed Use**



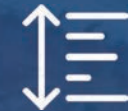
**Sale Price**  
**\$1,295,000**  
**\$350,000 / AC**



**Parcel ID**  
**185815642977**  
**185815644972**



**Property Type**  
**Commercial | Land**



**Total Acreage**  
**±3.7 AC**

## OFFERED EXCLUSIVELY BY

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# PROPERTY DEMOGRAPHICS



**114**  
Orchard Lane  
Banner Elk, NC 29604



**16,000 AADT**  
Tynecastle Hwy



## Population (2024)

1 mile radius	<b>708</b>	people
3 mile radius	<b>5,545</b>	people
5 mile radius	<b>12,076</b>	people



## Households (2024)

1 mile radius	<b>317</b>	households
3 mile radius	<b>2,437</b>	households
5 mile radius	<b>5,439</b>	households

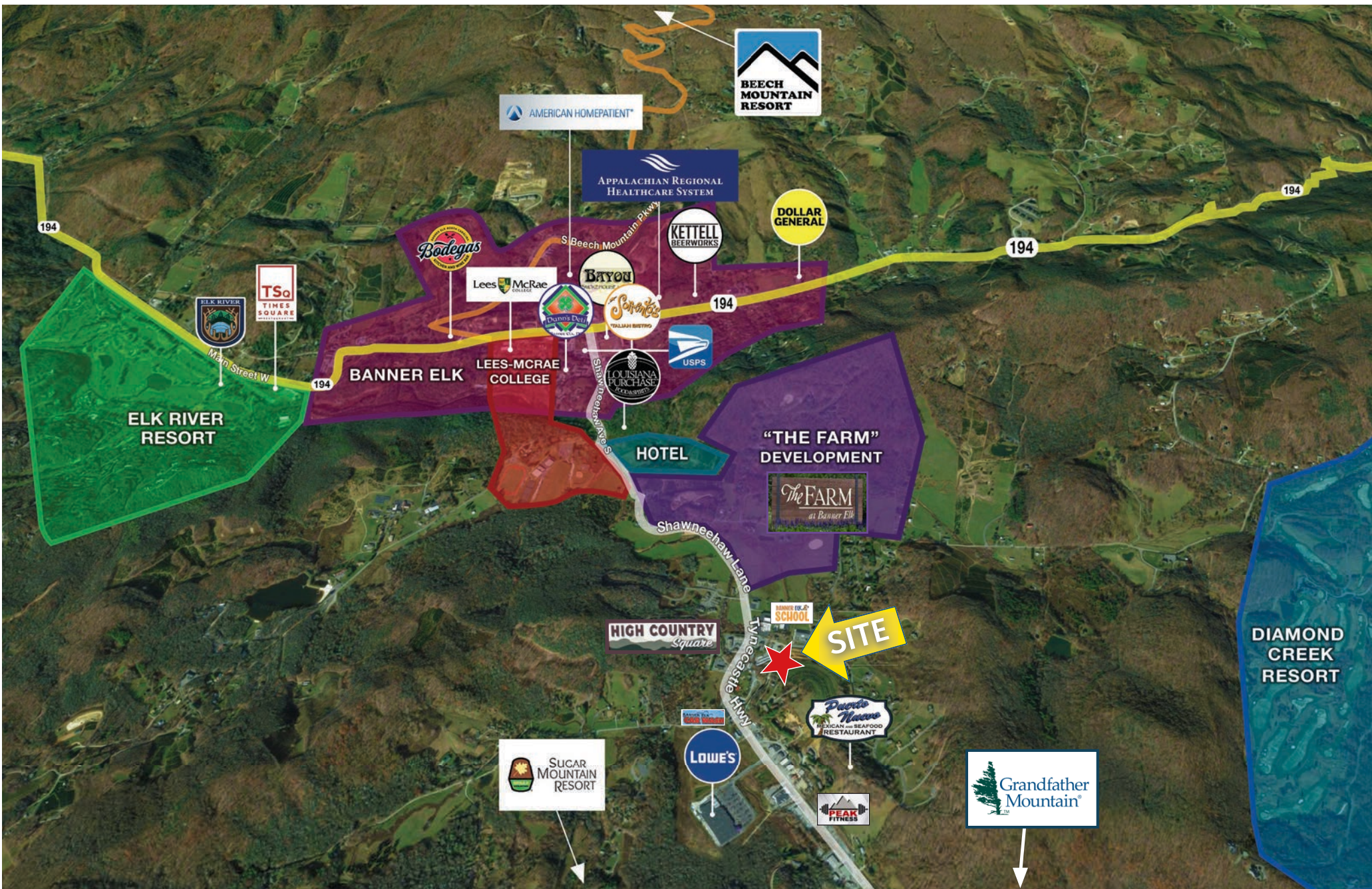


## Average Household Income

1 mile radius	<b>\$ 81,184</b>
3 mile radius	<b>\$ 82,315</b>
5 mile radius	<b>\$ 82,537</b>

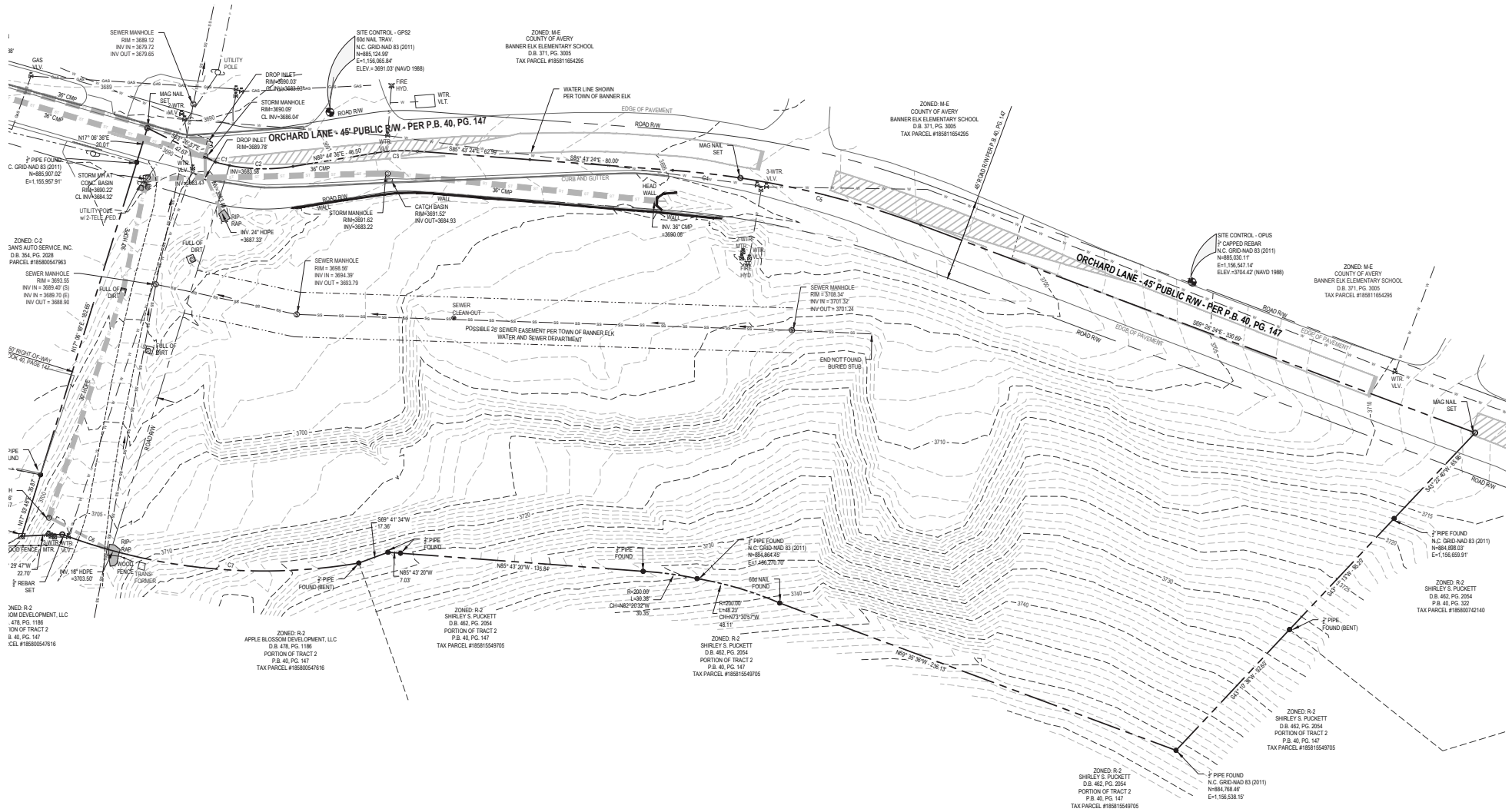


# LOCATION OVERVIEW



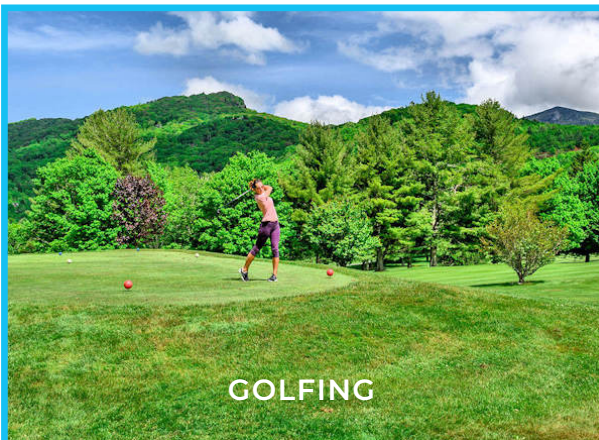


# SURVEY SITE PLAN





# POPULAR SURROUNDING ATTRACTIONS





BANNER ELK  
CITY LIMIT

LOOK FOR THE  
LONESOME CYCLING TEAM  
MEMORIAL AND  
NATIONAL CHAMPION  
ROADWAY  
TEAM THE TRAIL  
NATIONAL CHAMPION

SPEED  
LIMIT  
25



Welcome To  
Banner Elk