

HISTORIC BILTMORE VILLAGE

PREMIER OPPORTUNITY
FOR LUXURY RETAIL

FOUNDRY
COMMERCIAL

DOWNTOWN
ASHEVILLE

11 KITCHIN PLACE

GRAND
BOHEMIAN
HOTEL

J'S A
BANK

lululemon  athletica

WILLIAMS
SONOMA

chico's

THE CATHEDRAL
OF ALL SOULS

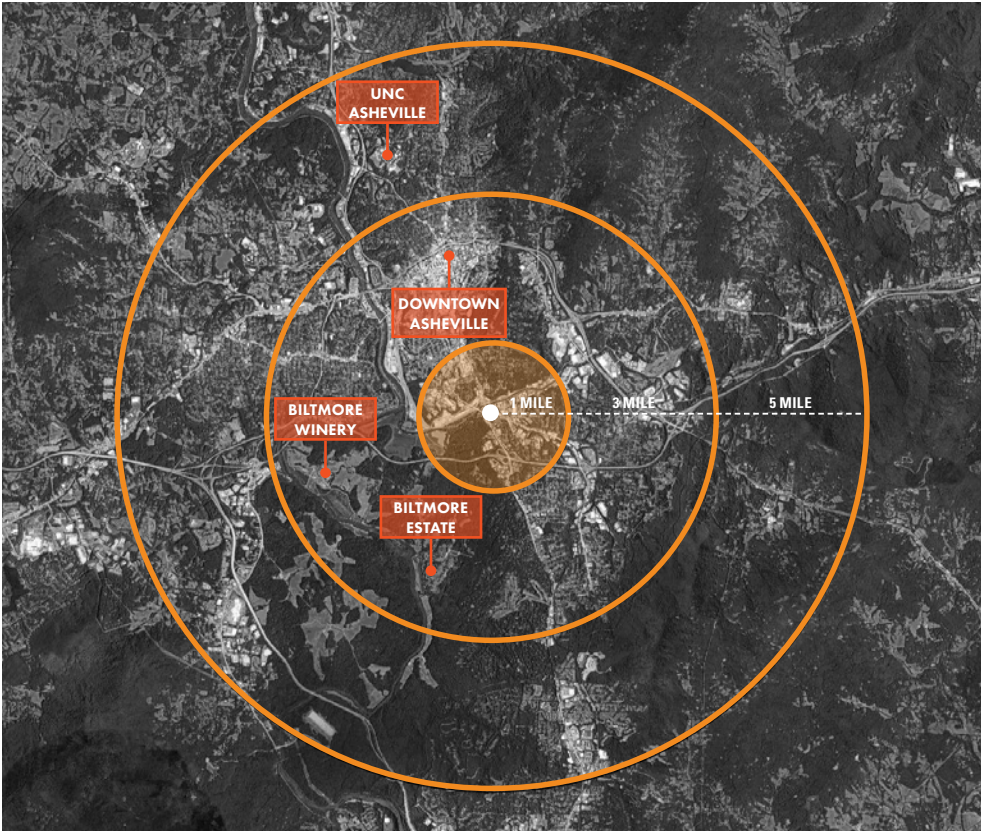
THE WELL-BRED
BAKERY & CAFÉ

CORNER
KITCHEN

Lilly Pulitzer

11 KITCHIN PLACE
ASHEVILLE, NC 28803

±4,312 SF | ±0.46 AC



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2024 ESTIMATED POPULATION	5,127	46,125	100,141
2029 PROJECTED POPULATION	5,202	48,429	104,278
2024 ESTIMATED HOUSEHOLDS	2,479	22,571	47,296
2029 PROJECTED HOUSEHOLDS	2,490	23,516	48,846
2024 ESTIMATED AVERAGE HH INCOME	\$88,573	\$83,896	\$95,525
2024 ESTIMATED MEDIAN HH INCOME	\$86,228	\$74,017	\$78,059
MEDIAN AGE	39.4	39.5	40.0
DAYTIME POPULATION (16+)	9,485	57,628	100,685

TRAFFIC COUNTS		
LODGE STREET		11,000 VPD
HENDERSONVILLE ROAD		17,500 VPD

BILTMORE VILLAGE RETAILERS

WILLIAMS-SONOMA lululemon  athletica

  Red Stag Grill Talbots chico's

PROPERTY FEATURES

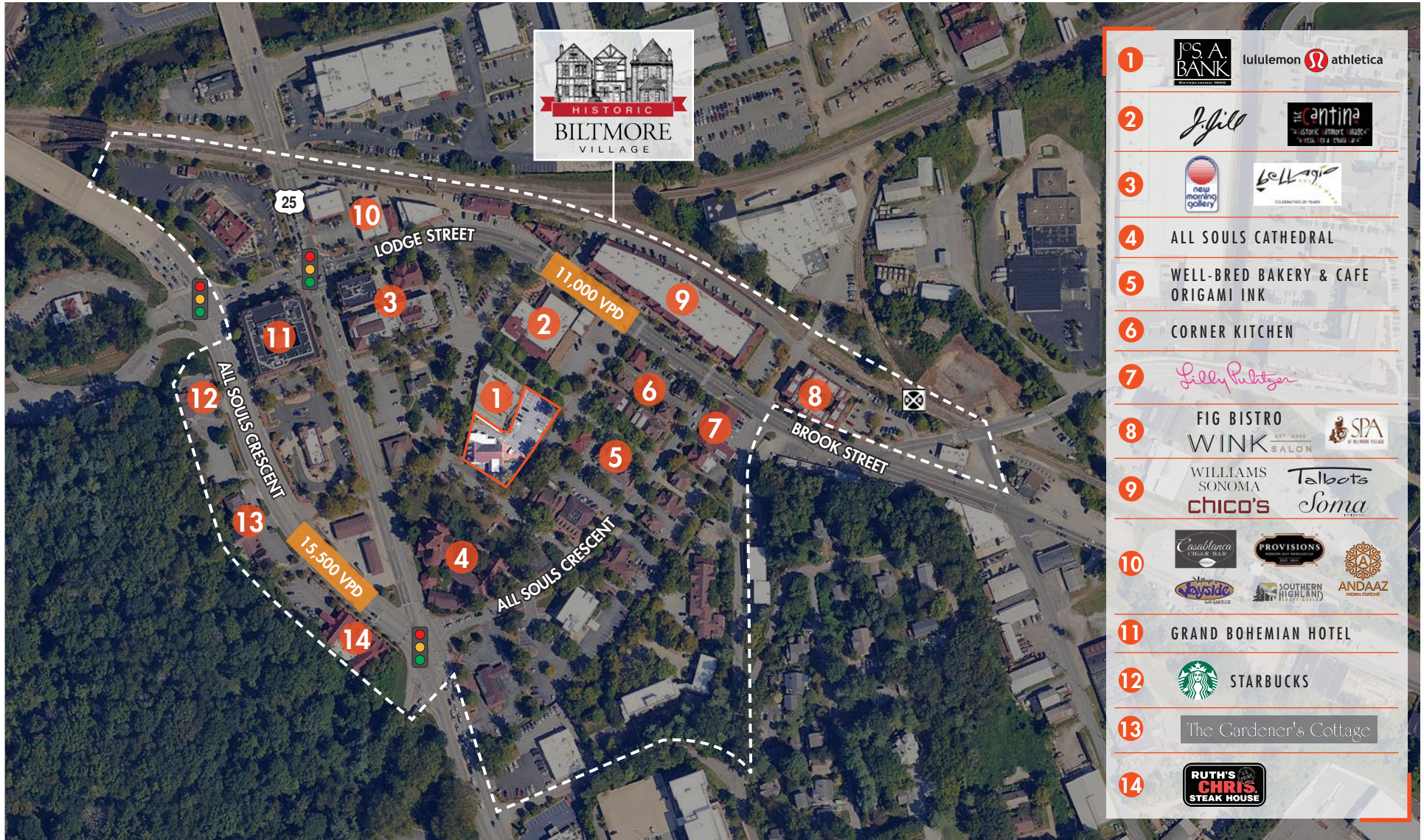
- Rare purchase opportunity in Asheville’s historic Biltmore Village
- Former bank branch with 21 on-site dedicated parking spaces for the property as well as street parking
- Heavily foot-trafficked area driven by year-round tourism to the Biltmore Estate
- Area retailers include a strong mix of national and local tenants

FOR MORE INFORMATION, PLEASE CONTACT:

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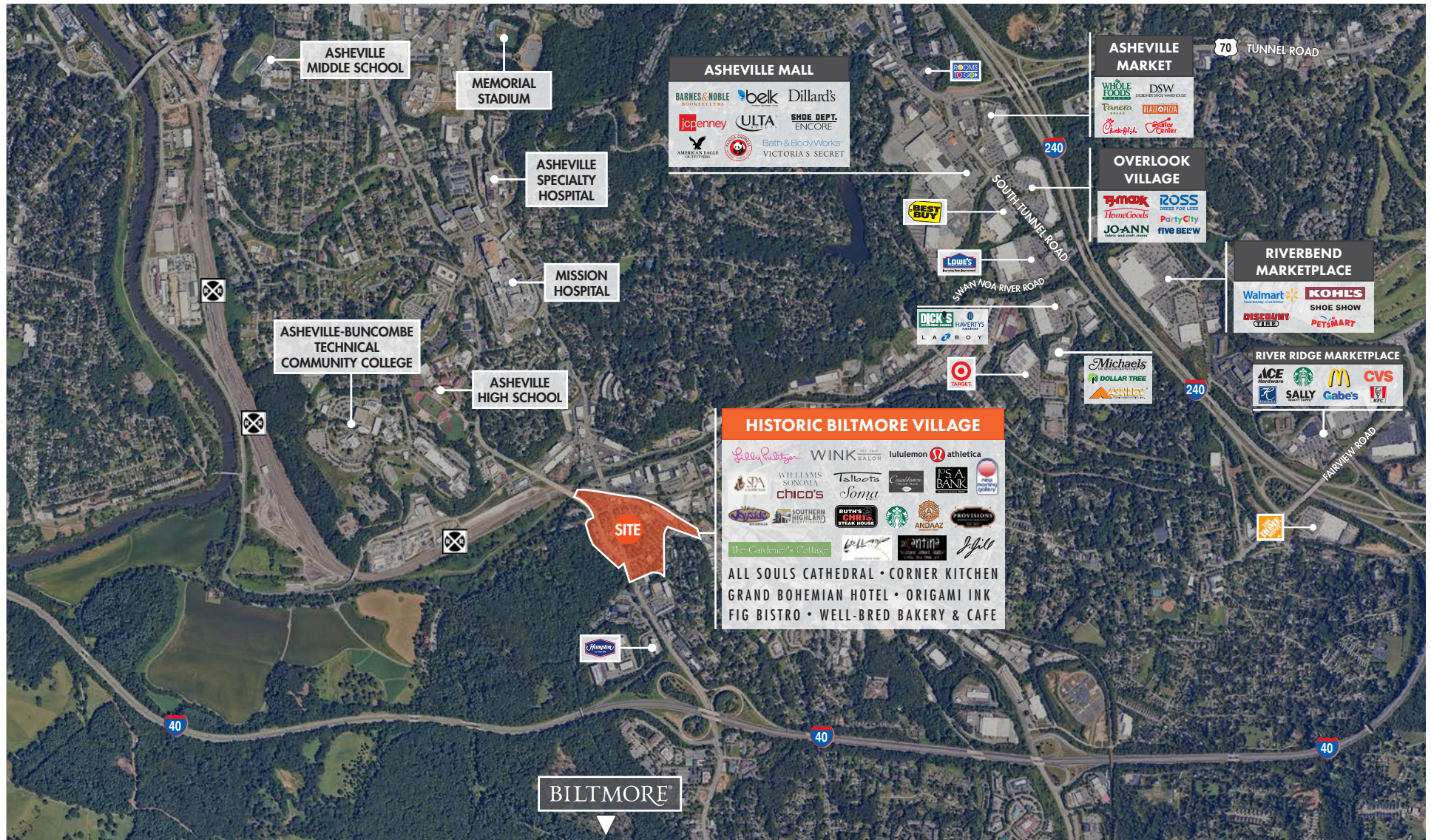
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