

Likewise



# For Lease



**PREMIER OFFICE IN  
DOWNTOWN ASHEVILLE**

**14 O'Henry Avenue, #210, Asheville, NC 28801**

**Likewise**  
COMMERCIAL REAL ESTATE

**Carla Barnard** LISTING BROKER

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## OFFERING SUMMARY

LEASE PRICE \$22/SF + OPEX

UNIT SIZE ± 4,925 SF

OPEX \$7.50/SF

## PROPERTY FEATURES

- Class A office in Asheville's iconic Citizen-Times Building
- 7 private offices, 2 conference rooms, & kitchen/breakroom
- Dedicated IT/server room, fiber optics, and secure access control
- Building amenities feature elevator access, a shared rooftop deck, secure lower-level bike racks, and 3 designated parking spaces
- Located adjacent to The Grove Arcade and walkable to a wide array of downtown dining, retail, and services
- Convenient location, approx. 0.5 mi. to I-240, 3 mi. to the I-26/I-40 interchange, and quick access to major corridors including Patton Avenue (US 23/70) and Merrimon Avenue (US 25)
- MLS# 4345261



Reception Area



Conference Room



Private Offices

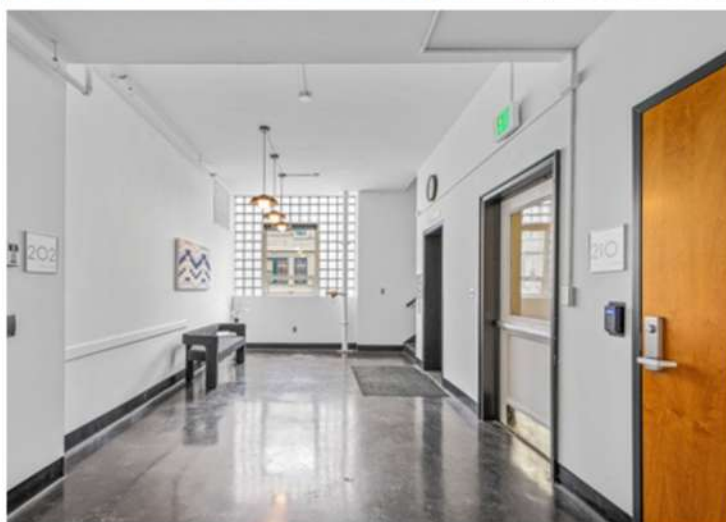
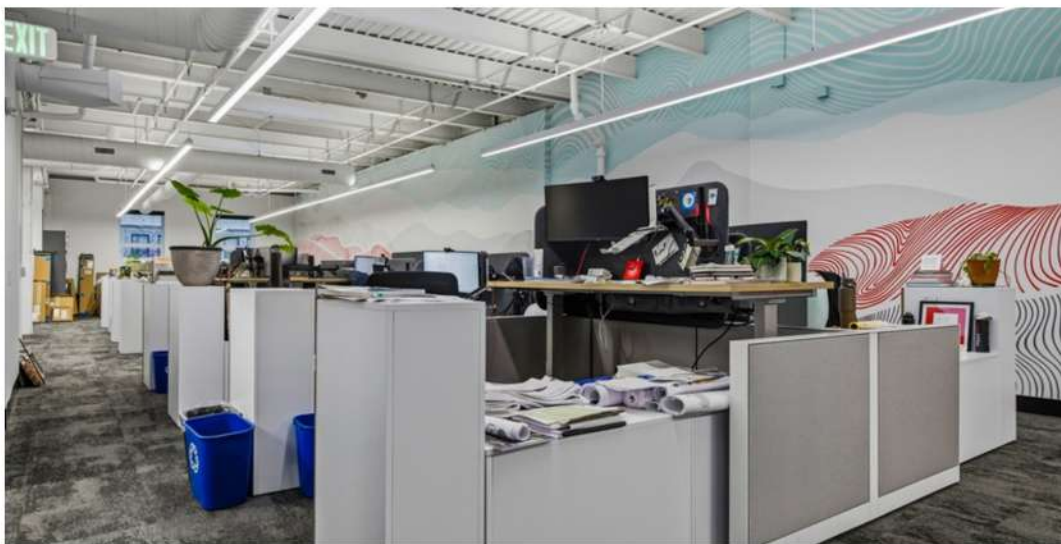
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