# HOUSE/OFFICE & WAREHOUSE SPACE

## 15 GILL STREET

ASHEVILLE, NC

**FOR SALE**

**.39 ACRES**

**$695,000**


**JASON BURK | CCIM**
COMMERCIAL BROKER
C: 828.674.2120
JBURK@WHITNEYCRE.COM

**AUSTIN WALKER | SIOR, CCIM**
C: 828.713.0777
AWALKER@WHITNEYCRE.COM


WHITNEY COMMERCIAL REAL ESTATE SERVICES
Brokerage • Management • Construction


WHITNEY COMMERCIAL REAL ESTATE
1100 RIDGEFIELD BLVD STE 100 ASHEVILLE, NC 28806



All information herein obtained from sources deemed reliable but not guaranteed, and may change or be updated without notice.

# PROPERTY SUMMARY

AUSTIN WALKER, CCIM, SIOR
C: 828.713.0777

JASON BURK, CCIM
C: 828.674.2120

# Easy Investment or Owner-Occupant Opportunity

This property consists of a 1,049 SF single family rental home and a 1,917 SF warehouse. The home is currently rented, please do not disturb tenants. The warehouse is insulated, and heated with ceiling gas units, and has Three 12-foot drive-in doors. This is an incredibly flexible and useful building. Occupy this warehouse for your business or rent it out. Keep the tenants in the single family home or convert it to office in the future. Chain-link fence with screening for security and privacy.

## LOCATION DESCRIPTION

Patton Avenue is a main commercial artery in the Asheville Metro area. With 25,000 Cars per day at this location and 10,000 rooftops within 1 mile, this location has it all. The property is in the heart of West Asheville and offers, and HB zoning offers uses such as Retail, Restaurant, Apartments, Brewery, Medical Office, Car wash, Grocery store, all with a drive through possible. Corner location on Gill Street also adds to frontage and flexibility

## HIGHLIGHTS

- Warehouse and single family home or office
- 26,000 residents within a 2 mile radius
- Excellent visibility
- 1 mile from I-40 and I-26
- Insulated and heated
- Three 12 foot drive-in doors



All information herein obtained from sources deemed reliable but not guaranteed, and may change or be updated without notice.

# GALLERY

AUSTIN WALKER, CCIM, SIOR
C: 828.713.0777

JASON BURK, CCIM
C: 828.674.2120

All information herein obtained from sources deemed reliable but not guaranteed, and may change or be updated without notice.

# LOCATION MAP

AUSTIN WALKER, CCIM, SIOR
C: 828.713.0777

JASON BURK, CCIM
C: 828.674.2120

All information herein obtained from sources deemed reliable but not guaranteed, and may change or be updated without notice.