



3768 Carl Eller Road, Marshall, North Carolina 28753

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List \$: **\$450,000**

MLS#: **4365157** Category: **Commercial Sale** County: **Madison**
Status: **ACT** Parcel ID: **9727-44-4276** Acres: **1.50**
Legal Desc: **Pin 9727-44-4276** Zoning: **Commercial/Resi**
City Tax Pd To: **Marshall** Tax Val: **\$0** Deed Ref: **161/492**
Lot Dim: **65250** Elevation:
Complex Name: OSN: **Canopy MLS**



General Information

Type: **Business**
Second Type: **Auto Service**
Sale/Lse Inc: **Building, Other**
Documents:
In City: **No**
Restrictions: **No Representation**
Rstrict Cmnts: **None**

Listing Information

Lse Consider: **No**

Bldg Information

New Const: **No**
Builder:
Year Built: **2014**
Const Status:
Const Type: **Site Built**
of Bldgs: **1**
of Rentals:
of Units:
Baths Total: **1**
of Stories:

Square Footage

Total: **2,584**
Min SF Avail: **2,584**
Max SF Avail: **2,584**
Min Lse#/SF: **\$0.00**
Max Lse\$/SF: **\$0.00**
Office SqFt: **322**
Warehse SF:
Garage SF: **2,000**

Additional Information

of Docks: # DriveIn Drs: **1** Ceiling Hgt: **14X174** # Bays:
Rail Service: **No** Road Front: Lsd Condr: **No** Flood Pl: **No**
Prop Finance: **Cash, Conventional**
Ownership: **Seller owned for at least one year**
Spcl Cond: **None**
Rd Respons: **Publicly Maintained Road**

Features

Lot Description: **Level, Paved, Sloped, Other - See Remarks**
Waterbody Nm:
View: **Mountain(s)**
Fixtures Exclsn: **No**
Foundation: **Slab**
Accessibility: **2 or More Access Exits, Garage Door Height Greater Than 84 inches**
Exterior Cover: **Metal**
Road Surface: **Paved**
Roof: **Metal**
Other Equipmnt: **Compressor, Other - See Remarks**
Security Feat:
Suitable Use: **Commercial, Industrial, Other - See Remarks**
Utilities: **Electricity Connected, Fiber Optics, Propane**
Floors: **Concrete, Other - See Remarks**
Property Feat: **Reception Area**
Lake/Wtr Amen: **None**
Doors:
Basement Dtls: **No**
Fireplaces:
Construct Type: **Site Built**
Road Frontage: **US Highway, Other - See Remarks**
Patio/Porch: **Other - See Remarks**
Other Structure: **None**
Horse Amenities:
Inclusions: **Building, Other**
Fire Sprinkler: **N/A**

Utilities

Sewer: **Septic Installed** Water: **Shared Well, Other - See Remarks**
Heat: **Propane** Cool: **Ductless/Mini-Split System**
Restrictions: **No Representation - None**

Association Information

Subject to HOA: **None** Subj to CCRs: **Undiscovered** **No**
Spc Assess Cnfrm: **No**

Public Remarks

Beautiful 2,584 sq ft metal commercial building on 1.50 acres with an additional 2.5 acres available (purchase separately or add \$100,000 to listing price for all 4 acres). The main shop area offers approx. 2,000 sq ft of open workspace plus a 322 sq ft office/waiting area and bathroom. Interior is fully finished with metal walls to the ceiling, insulated, enclosed metal ceiling, epoxy floors, and quality construction throughout. Equipped with air, gas heat, air compressor, lift, storage tank, and 3-phase power available at the road. Fiber optic internet on site. Building and select shop items convey. Property includes septic and a shared well (short-term use negotiable until buyer installs their own). Zoned Residential with commercial exception. Located on NC Hwy 213, approx. 6 miles west of Mars Hill, offering excellent visibility and access. The current operator has maintained a strong business with a great CAP rate and routinely turned away work due to demand. Specializing in German vehicles (BMW/Mercedes). Business name does not convey. Additional acreage provides room for expansion, storage, or future development. Motion activated night vision and 2 way audio.

Agent Remarks

Additional 2.5 acres surrounding the shop are available for purchase separately or may be included by increasing the list price by \$100,000. Building is approx. 2,584 sq ft total: ~2,000 sq ft shop, 322 sq ft office/waiting, and bathroom. Interior is fully finished with metal walls to ceiling, metal-enclosed ceiling, full insulation, and epoxy floors. Very clean, high-quality construction. Shop includes air, gas heat, air compressor, lift, storage tank, and 3-phase power available at the road. Fiber optic internet available. Septic on site; shared well use negotiable for a short period until buyer installs their own. Zoned Residential with commercial exception. Seller operated a successful specialty auto business (German/BMW/Mercedes focus) with strong demand and a solid CAP rate; business name does not convey. Some shop items will convey—see list.

Showing Instructions, Considerations, and Directions

Call Listing Agent, Do Not Disturb Tenant, Listing Agent Accompany, No Sign, Showing Service

Take Exit 11 Mars Hill Exit, on I-26. Turn Left, go to Main Street in Mars Hill continue straight on HWY 213 for approximately 6/miles. Building on Left. Name on Building Blue Ridge Auto Werks.

List Agent/Office Information

DOM: **6** CDOM: **6** Expire Dt: **03/30/2027**
Mkt Dt: **04/02/2026** DDP-End Dt:
Agent/Own: **No**
For Appt Call: **800-746-9464** List Agreement: **Exclusive Right To Sell**
List Agent: **[Dick McKinney \(paulmc\)](#)** Agent Phone: **[828-777-0129](#)**
List Office: **[Coldwell Banker Advantage \(NCM11290\)](#)** Office Phone: **[828-398-5700](#)**
Co-List Agent: **[John Carroll \(jcarroll\)](#)** CoAgt Phone: **[828-778-8551](#)**
Co-List Team: **[John Carroll Group \(JCGROUP\)](#)** CoOff Phone: **[828-398-5700](#)**
Co-List Office: **[Coldwell Banker Advantage \(NCM11290\)](#)**
Seller Name: **On Record** Full Service: **Full Service**
Web URL:

Listing Agent:



Dick McKinney (paulmc)

User Class: **Subscriber**
License #: **NC 272418**
Direct: **[828-777-0129](tel:828-777-0129)**
Cell: **[828-777-0129](tel:828-777-0129)**
Fax:
Email: **paul.mckinney@coldwellbanker.com**
Agent Web:
Designations:
Prim Assoc: **Hendersonville Board of Realtors**

Listing Office:

Coldwell Banker Advantage (NCM11290)
2 Town Square Blvd
Suite 180
Asheville, North Carolina 28803
MP Name: **Alicia Hurst**
MP Email: **Aliciahurst@cbking.com**
Phone: **[828-398-5700](tel:828-398-5700)**
Fax: **[828-398-5701](tel:828-398-5701)**
Office Email: **jcarroll@coldwellbanker.com**
Web Site: **www.cbasheville.com**
Prim Assoc: **Land of The Sky Association of Realtors**
Firm License: **NC C38968**

Co-Listing Agent:



John Carroll (jcarroll)

User Class: **Subscriber**
License #: **NC 25928**
SC 57998
Direct: **[828-778-8551](tel:828-778-8551)**
Cell: **[828-778-8551](tel:828-778-8551)**
Fax: **[828-658-8155](tel:828-658-8155)**
Email: **jcarroll@coldwellbanker.com**
Agent Web:
Designations:
Prim Assoc: **Land of The Sky Association of Realtors**

Co-Listing Office:

Coldwell Banker Advantage (NCM11290)
2 Town Square Blvd
Suite 180
Asheville, North Carolina 28803
MP Name: **Alicia Hurst**
MP Email: **Aliciahurst@cbking.com**
Phone: **[828-398-5700](tel:828-398-5700)**
Fax: **[828-398-5701](tel:828-398-5701)**
Office Email: **jcarroll@coldwellbanker.com**
Web Site: **www.cbasheville.com**
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Team Name:

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