

REYNOLDS VILLAGE RETAIL SPACES



41-60

NORTH MERRIMON AVENUE

ASHEVILLE, NC

FOR LEASE

41 - 101 / 103 | 2,875 SF | \$17.50/SF/YR

61 - 105 | 1,681 SF | \$19.00/SF/YR

51 - 111 | 1,640 SF | \$21.00/SF/YR

41 - 107 | 2,317 SF | \$19.00/SF/YR

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Retail Spaces Available in Reynolds Village

Immerse yourself in the vibrant community of Reynolds Village, nestled in the heart of North Asheville, NC. This charming mixed-use neighborhood offers an array of local boutiques, cozy cafes, and wellness studios, creating a welcoming atmosphere for retail and lifestyle experiences.

Multiple suites are available at the Shops at Reynolds Village in growing North Asheville. The Shops at Reynolds Village are located in a beautiful mixed-use project with 200 apartment units above the units throughout the complex creating a built-in customer base that are 98.5% occupied. With a variety of unit sizes, it allows a variety of businesses to find the right fit to thrive in this project. Located in close proximity to I-26 and Weaverville Road.

The complex is also supported by the large recreational and fitness facility located in the project. Many different existing businesses allow new users to collaborate. Convenient, clean, safe and walkable village offering free parking directly in front of each of the units.

LOCATION DESCRIPTION

The nearby scenic Blue Ridge Parkway provides an ideal backdrop for outdoor enthusiasts, while the renowned Grove Park Inn and the Botanical Gardens at Asheville offer sought-after leisure destinations. With a focus on community engagement and convenience, Reynolds Village is the perfect setting for retail spaces that cater to the discerning tastes of a diverse and dynamic clientele, capturing the essence of North Asheville's unique lifestyle.

FEATURES

- Beautiful mixed-use project
- Located in growing North Asheville off I-26
- Convenient to Wealthy North Asheville
- Multiple unit sizes are available
- Easy accessibility and visibility from I-26, which carries over 80,000 VPD
- 200 residential apartment units within the complex



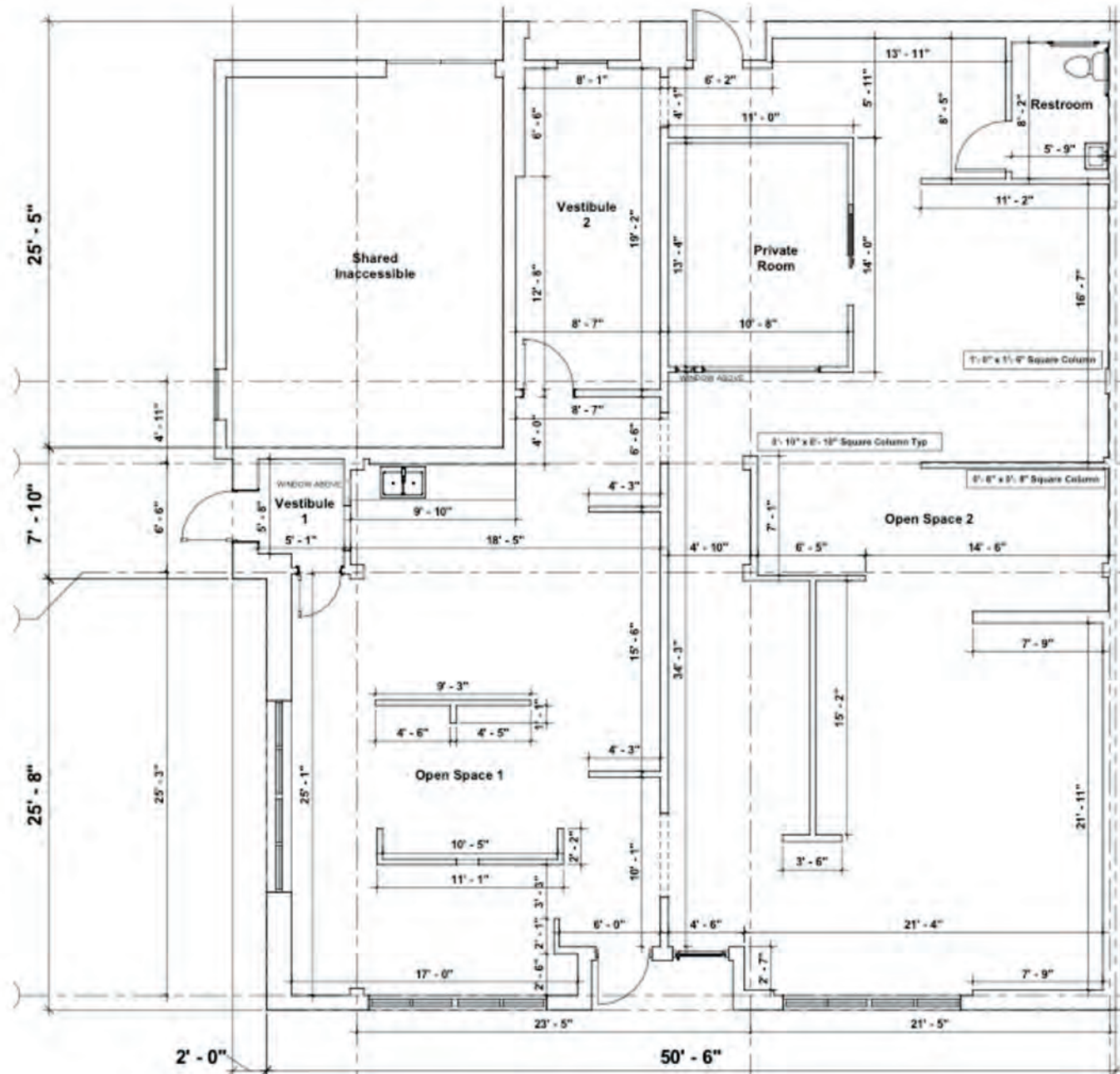
41 N. MERRIMON STE 101/103

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A 2,875 SF retail space that was most recently a lighting gallery and store, with a few partitioned walls. The space has 2 bathrooms and could be subdivided. Additional plumbing adds flexibility. This space is bright and ready for your complete customization.

UNIT	SF	RENT/MO.	\$/SF/YR
101/103	2,875	\$3,493	\$17.50





51 N. MERRIMON STE 111

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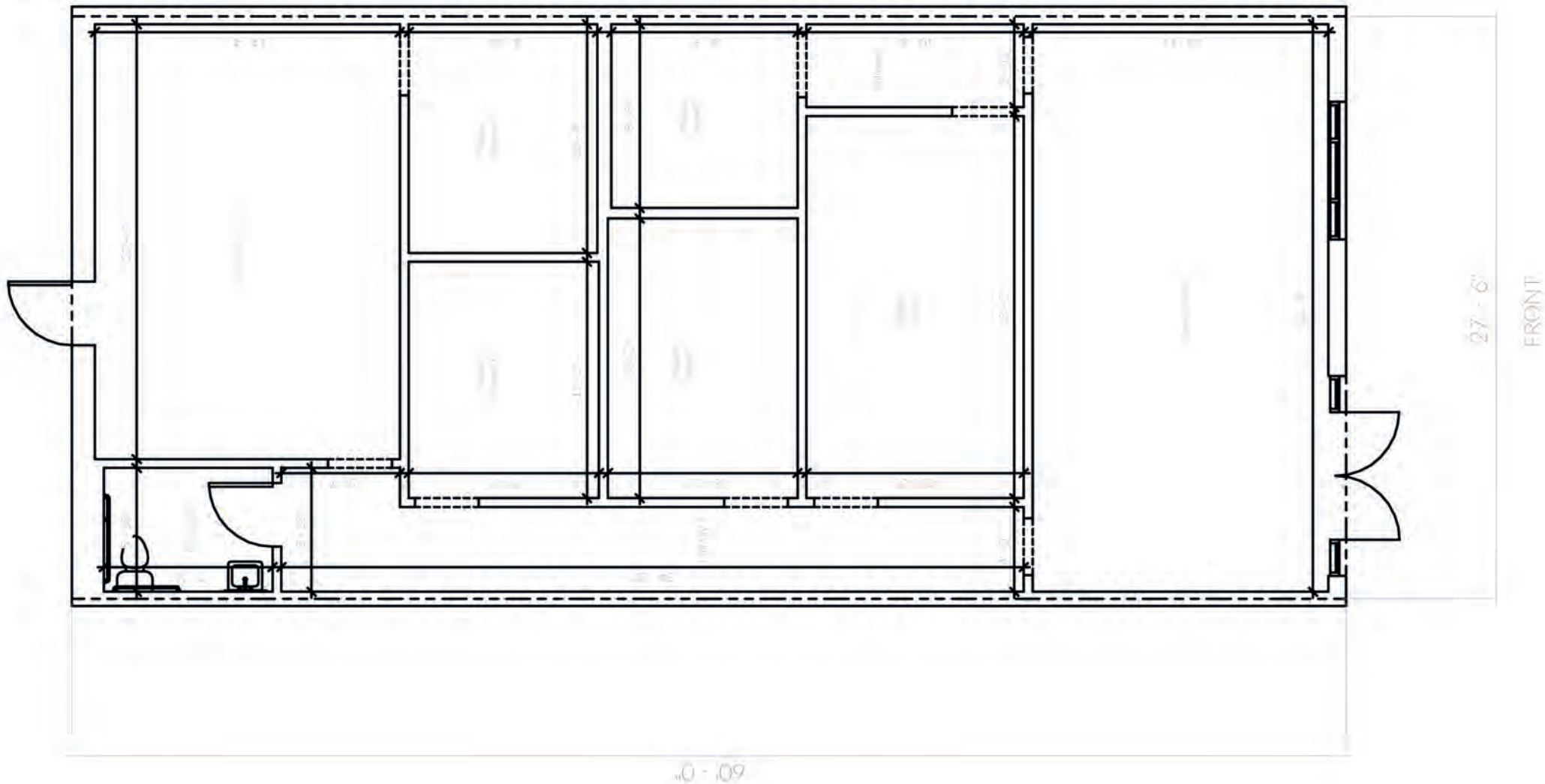
At 1,640 SF, this space features high ceilings and a bright, open concept, making it ready for customization. Set up with warm lighting fixtures and an exposed ceiling, make this one feel modern and spacious. This is perfect for a real estate office, design store, or general contracting business.

UNIT	SF	RENT/MO.	\$/SF/YR
111	1,640	\$2,870	\$21.00



FLOORPLAN

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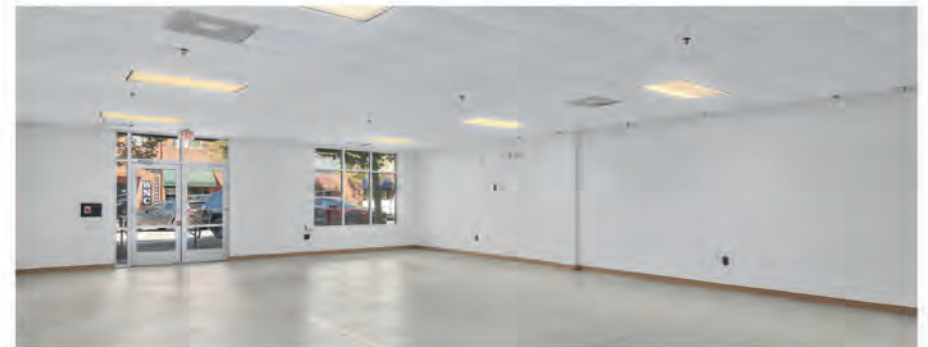
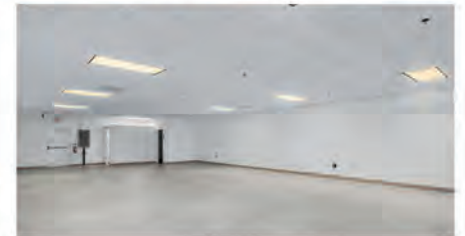


61 N. MERRIMON STE 105

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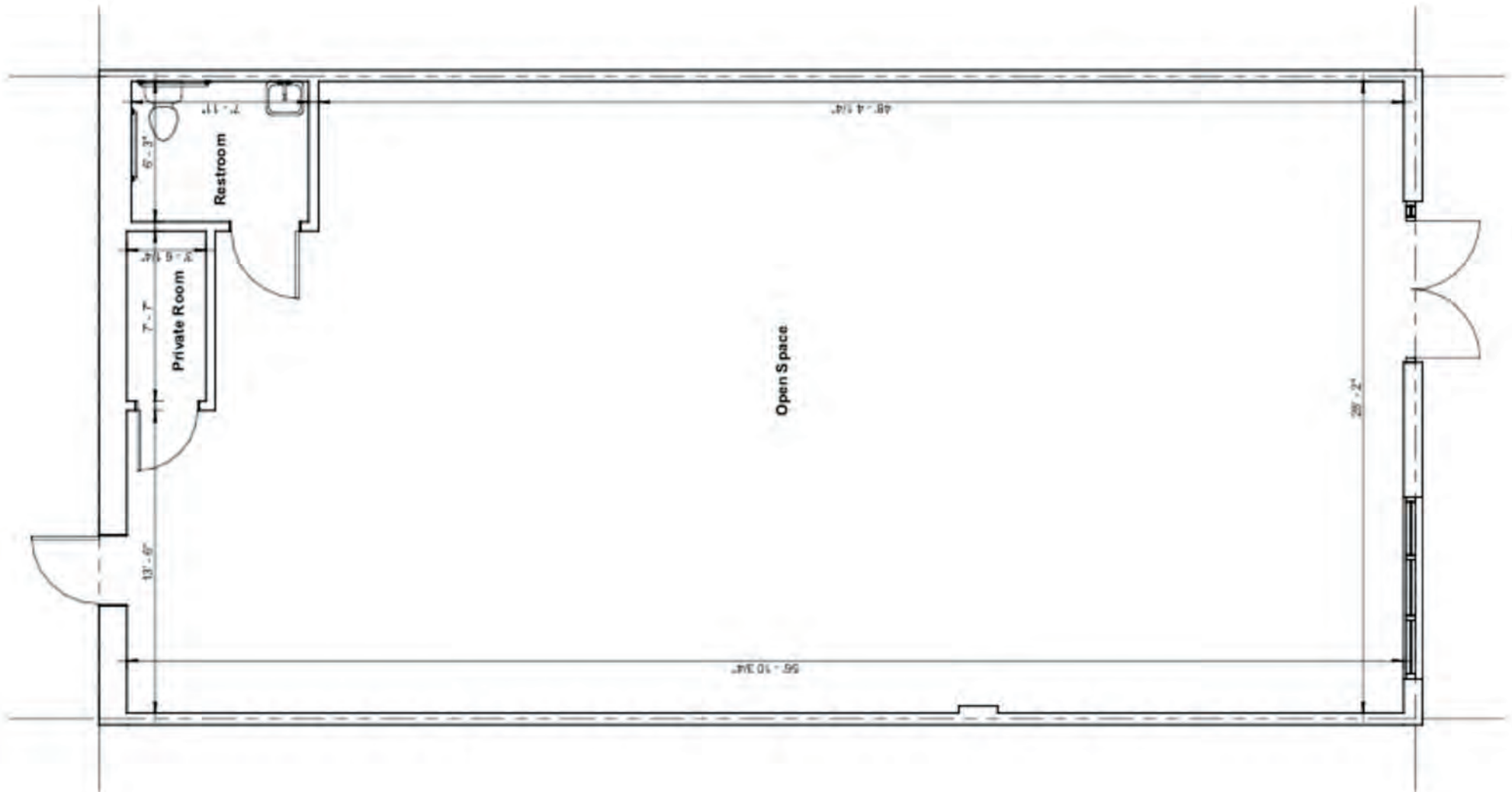
This 1,681 SF space features an open concept blank canvas ready for your customization. Fully sprinkled with a drop ceiling, concrete floors, and a bathroom setup, this space is ready for your imagination. This space is best for retail as it was previously a clothing shop.

UNIT	SF	RENT/MO.	\$/SF/YR
105	1,681	\$2,662	\$19.00



FLOORPLAN - 61 UNIT 105

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41 N. MERRIMON STE 107

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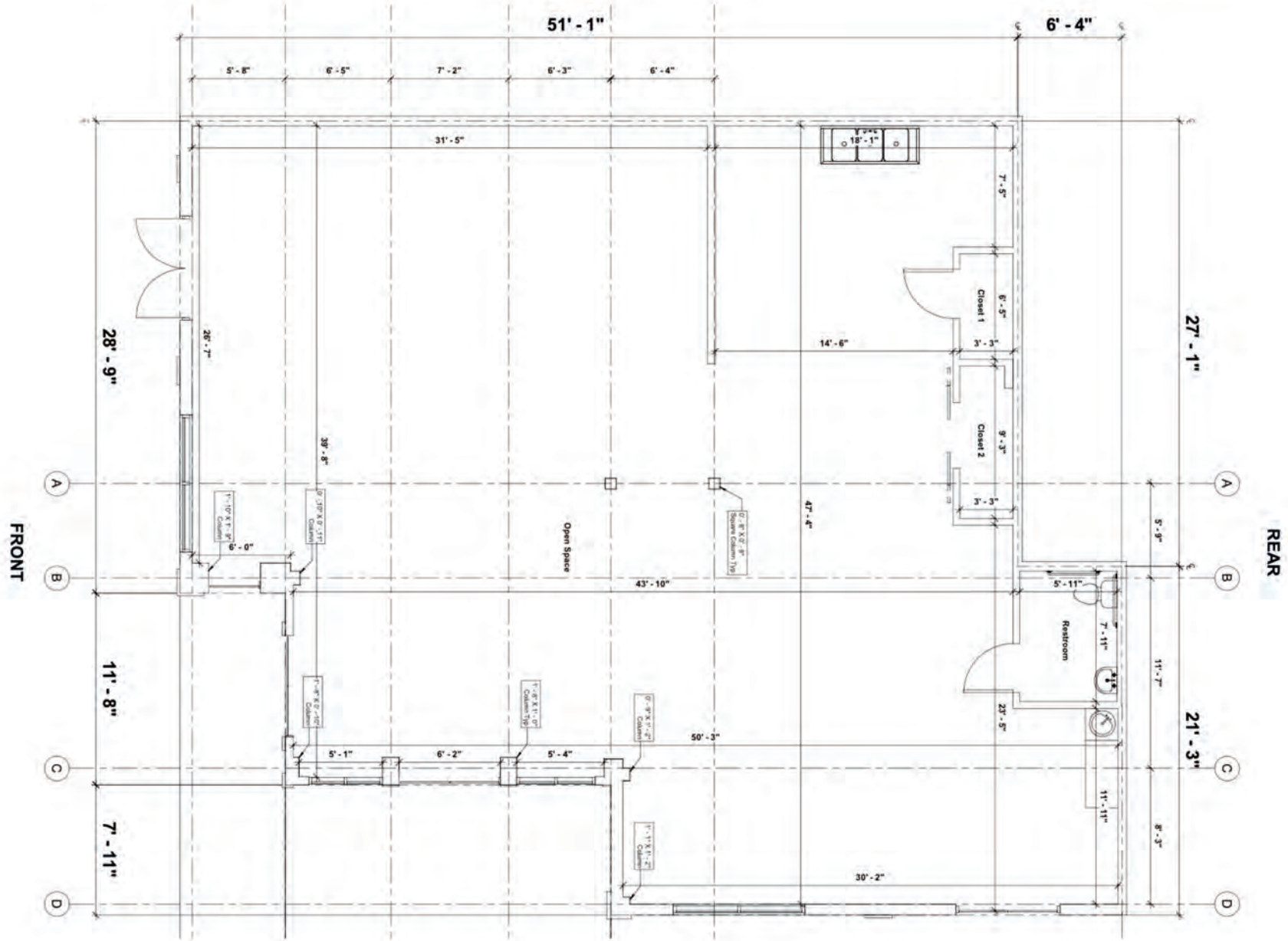
A 2,317 SF retail space that was most recently a wedding event space. High ceilings throughout with plenty of natural light throughout. Fully finished space ready for customization.

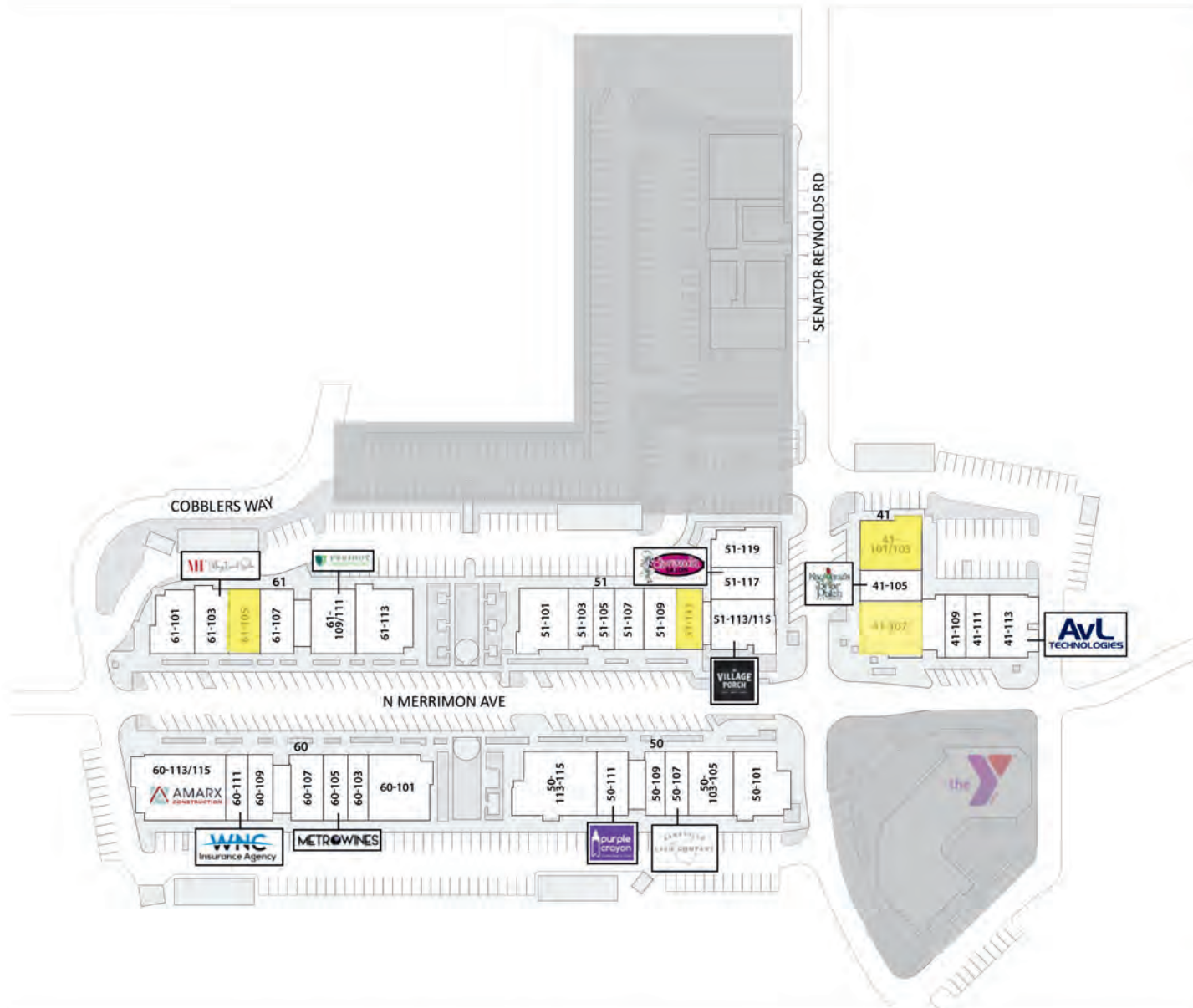
UNIT	SF	RENT/MO.	\$/SF/YR
107	2,317	\$3,669	\$19.00



FLOORPLAN - 41 UNIT 107

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REYNOLDS VILLAGE Asheville, NC

Suite #	Tenant	Area (SF)
41-101/103	AVAILABLE	2,395
41-105	Kaylynn's Briar Patchner	1,425
41-107	Hightower Wedding Planning	2,246
41-109	Health Excellent	1,189
41-111	Evolve Family Chiropractic	1,207
41-113	AVL Technologies	2,808
50-103-105	WNC Tile	2,442
50-101	Oriental Pavilion	2,150
50-107	Asheville Lash Co	1,200
50-109	Asheville Cyro	1,187
50-111	Purple Crayon	1,178
50-113/115	American Chestnut Foundation	3,949
51-101	Medallion Pool	2,150
51-103	Medical Services of America	1,183
51-105	Sol Physical Therapy	1,200
51-107	Inspire Personal Fitness	1,200
51-109	Dragon Phoenix	1,600
51-111	AVAILABLE	1,640
51-113/115	Village Porch	3,205
51-117	ShampooDles	1,350
51-119	The Party Palace	1,142
60-101	Reverie Nail Salon	2,660
60-103	Impressive Salon	1,233
60-105	Metro Wines	1,240
60-107	MB2 Dental	1,900
60-109	Hear Again	1,500
60-111	WNC Insurance Agency	1,100
60-113/115	Amarx Construction	2,412
61-101	Leasing Office	1,738
61-103	Mary Frank Salon	1,613
61-105	AVAILABLE	1,596
61-107	Hello Gorgeous	1,500
61-109/111	Peridot Consultation	2,360
61-113	ELK Mountain Wealth	2,763
TOTAL		64,218

Landlord does not warrant that any occupant indicated herein will be a tenant in the space marked or in this shopping center. Nothing contained herein shall be deemed to limit, waive, or lessen the rights of Landlord under the lease. This exhibit shows only Tenant's location in the Landlord's property and is not a scale drawing showing size, etc.

 Vacant  Separately Owned Outparcel

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jason burk CCIM

Retail Specialist

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Jason Burk, CCIM is a seasoned commercial real estate professional with over two decades of experience. Since entering the industry in 1999, he's gained a diverse skill set spanning both development and brokerage. Specializing in retail, Jason excels in tenant and landlord representation, site location, shopping center investment sales, restaurant and medical leasing, and land transactions. He also offers expertise in industrial and office transactions when needed.

Jason's real estate journey began at Landex, Inc. in Charlotte, NC, where he worked on a project anchored by Concord Mills Mall. He later joined Alliance Development Group, focusing on single-tenant restaurant projects. In 2009, his work in Asheville shifted to the sale, leasing, and disposition of distressed assets with Whitney Commercial Real Estate. By 2014, Jason became part of the executive team at Biltmore Farms, serving as Director of Leasing, overseeing more than 1.6 million square feet of retail and office space. His role also included strategic planning for 3,000 acres of company holdings, including the renowned Biltmore Park Town Square—an award-winning mixed-use development.

Jason returned to Whitney Commercial Real Estate in 2019 to build the only dedicated retail team in Western North Carolina with Eric Engstrom. In 2024, Jason proudly celebrated 12 years with Whitney.

Originally from South Carolina, Jason, along with his wife, Hope, and children, Laila and Jack Wesley, relocated to Black Mountain in 2009. Outside of work, he enjoys spending quality time with his family, whether it's backpacking, fishing, or boating. Jason holds a degree in Real Estate and Urban Analysis from Appalachian State University and is a proud recipient of the prestigious CCIM.

TRANSACTION HIGHLIGHTS:

AFC URGENT CARE
ALAN'S PAWN
ALG SENIOR LIVING
APRICOT LANE
BACKYARD BURGER
BEVERLY HANKS MTGE
BILTMORE PROPERTY GRP
CLEAN JUICE
CLUB PILATES
EARTHFARE
FJALLRAVEN
FRESH MARKET
GREAT CLIPS
HYDRATE MEDICAL
ICI CHARTER SCHOOL
K MART
LENSCRAFTERS
LUELLA'S BBQ
MADISON CAPITAL GROUP
MATTRESS WAREHOUSE
MISSION HOSPITAL
MOORE FOOT & ANKLE

NORVELL PROPERTIES
OREILLY'S
PAPA'S & BEER
PNC BANK
POPEYE'S
PROGRESSIVE INSURANCE
RANGE URGENT CARE
REGAL THEATER
REICH, LLC
REALTY INCOME-REIT
RBC CAPITAL MARKETS
SASSAFRAS
SAW SOFTMILL
STANTON OPTICAL
STARBUCK'S
SUBWAY
TD BANK
UNC SCHOOL OF MEDICINE
UPM RAFLATEC
WICKER CAPITAL
WNC OUTDOOR COLLECTIVE
WALGREENS