



167 Patton Ave

167 Patton Ave, Asheville, NC 28801

 **TESSIER**
PROPERTY BROKERAGE & MANAGEMENT



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167 Patton Ave

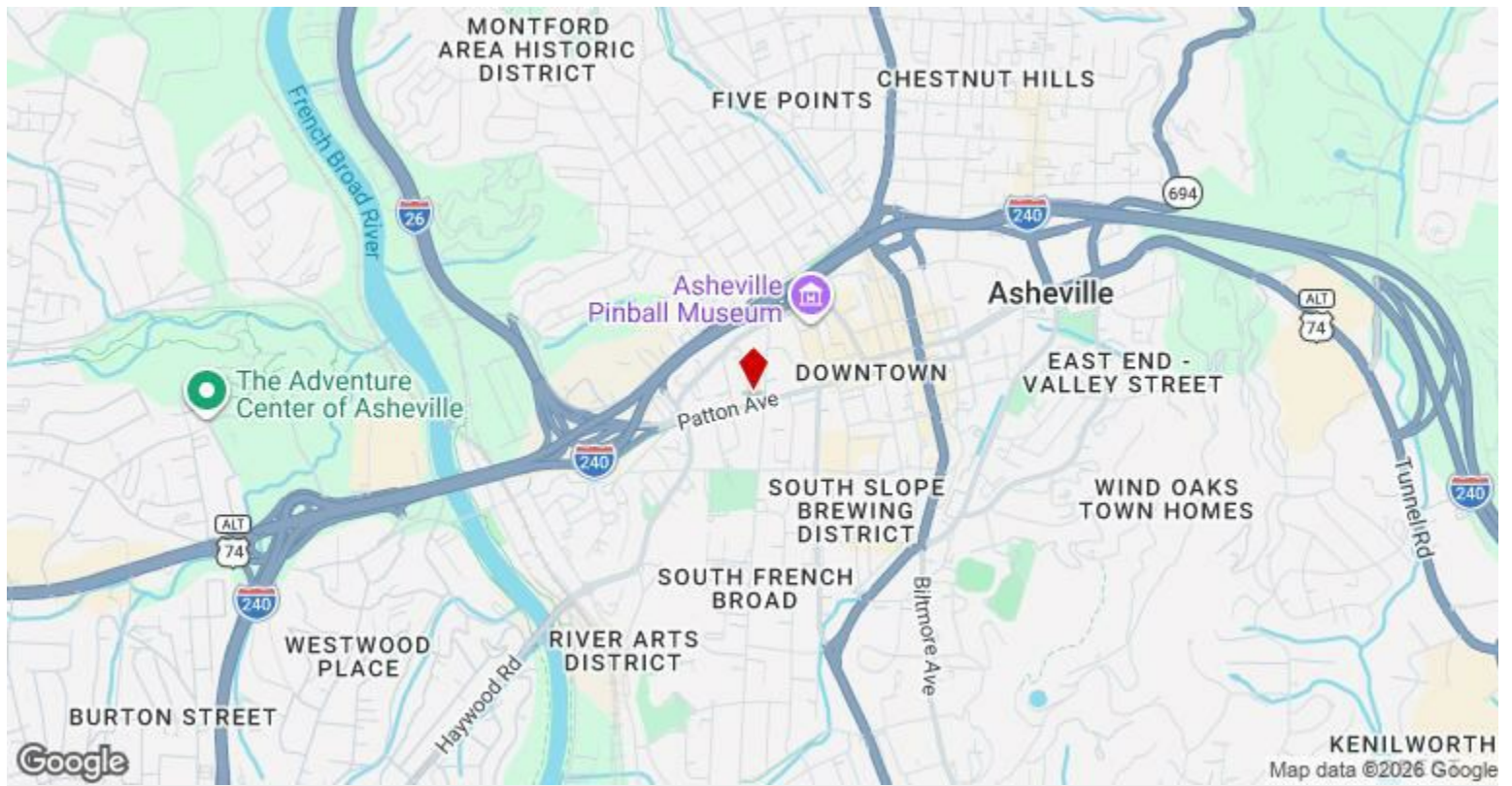
\$1,100,000

Position your business in one of Downtown Asheville's most visible locations. Situated on a signalized corner at the gateway to downtown, 167 Patton Avenue offers outstanding visibility, excellent signage opportunities, and convenient access for customers and employees. This versatile freestanding building features an open floor plan ideal for retail, office, showroom, gallery, and other commercial uses. With CBD zoning, ample parking, flexible space options, and high-traffic exposure, this is a rare opportunity to establish your business in the heart of Downtown Asheville. There is a current lease in place which provides an excellent investment opportunity....

- Ample parking
- Lots of natural light
- Monument signage
- High visibility corner lot

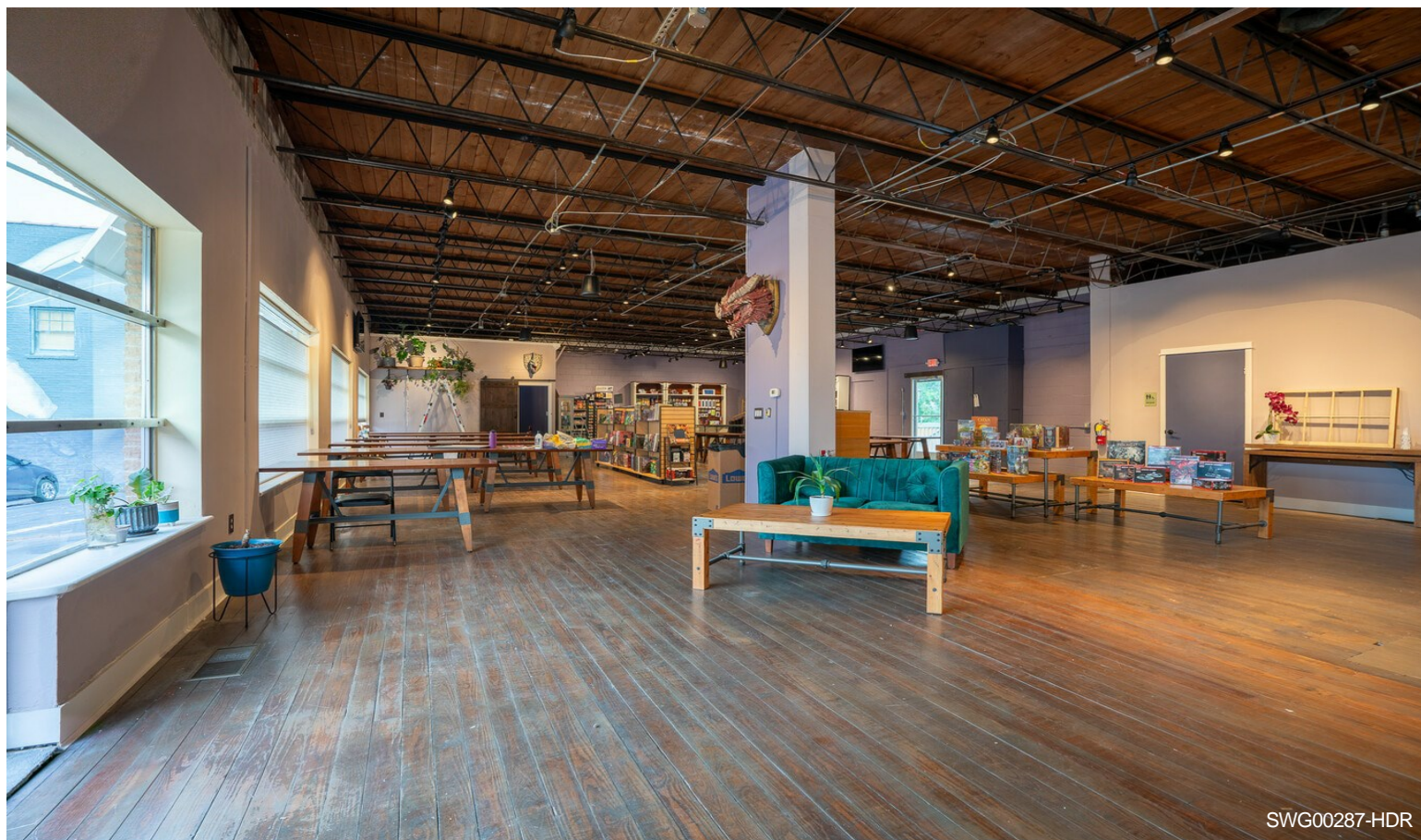


Price:	\$1,100,000
Property Type:	Retail
Property Subtype:	Freestanding
Building Class:	B
Sale Type:	Investment
Lot Size:	0.32 AC
Gross Building Area:	4,000 SF
No. Stories:	1
Year Built:	1961
Tenancy:	Single
Parking Ratio:	4/1,000 SF
Zoning Description:	CBD
APN / Parcel ID:	9649-20-1051-00000
Walk Score ®:	60 (Moderately friendly)
Transit Score ®:	40 (Fairly friendly)



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Property Photos



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