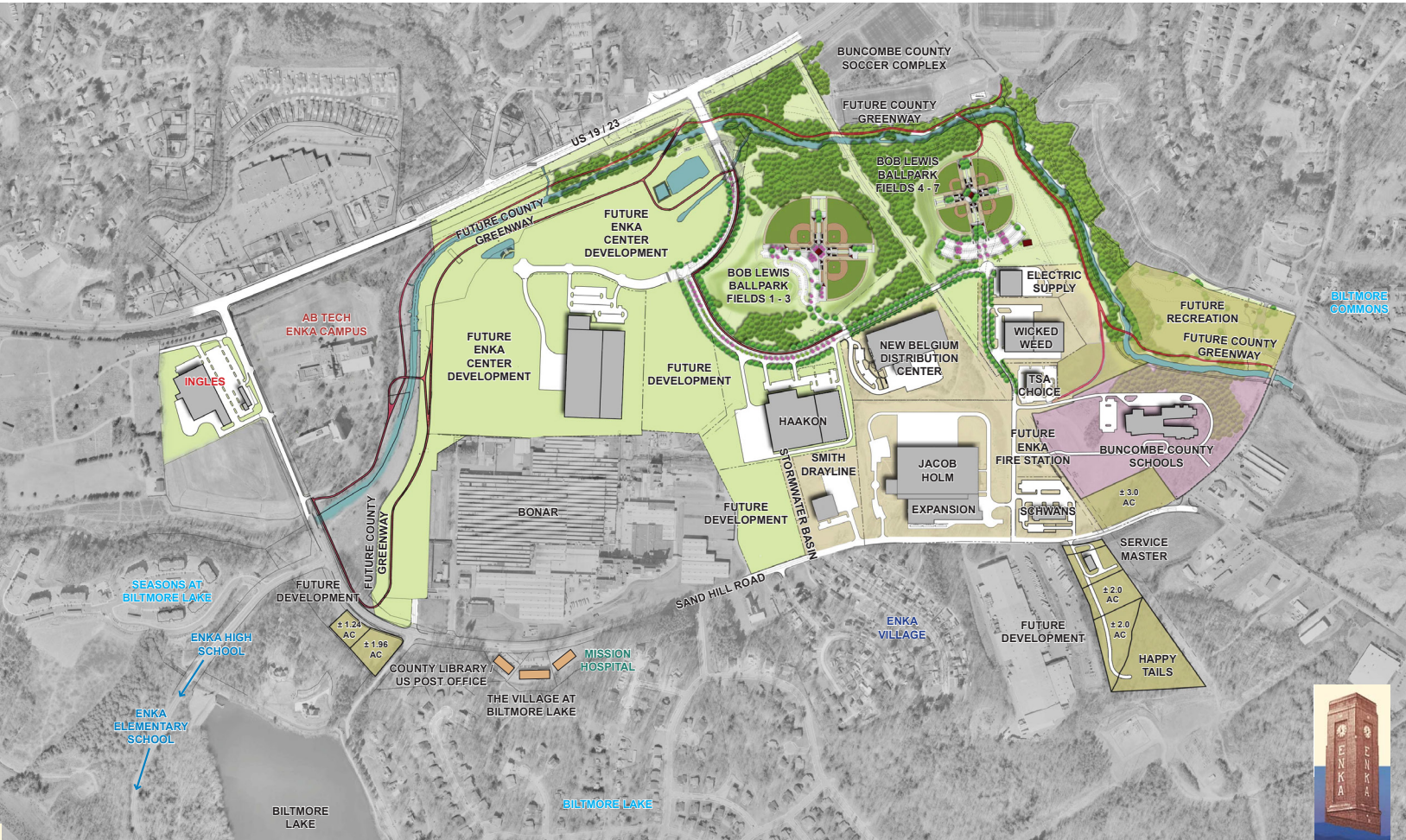




ENKA COMMERCE PARK

ASHEVILLE, NORTH CAROLINA



- Multiple Industrial Buildings - Built-to-suit
- Zoned for Industrial use
- All Utilities Available
- Will Subdivide
- Delivered at Rough Grade
- 1 Mile to US I-26 & easy access to US I-40
- 11 Miles to Asheville Regional Airport
- Master Planned Industrial Park
- Established Infrastructure / Tenants
- Adjacent to New Belgium / Wicked Weed

PLEASE CONTACT US

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Site Description: 224,640 SF industrial building approved for construction with the expected completion by summer of 2024. 45 graded acres in an established industrial park 10 miles southwest of Asheville, North Carolina. Located less than three miles from both I-26 and I-40 and 11 miles from the Asheville Regional Airport. Sites delivered rough-graded. Adjacent industry included Haakon Industries, New Belgium Brewing Distribution Center, Wicked Weed Brewery, Gladfelter, Colbond, Hagemeyer Supply, etc. Master plan includes retail, sports complex and greenway amenities for the industrial park.

Location: Sand Hill Road, Candler NC 28715 (West Buncombe County)

Zoning: Employment with established industry adjacent

Use: Former Manufacturing

Water: City of Asheville – on site

Sewer: Metropolitan Sewerage District – on site

Gas: Dominion Energy – on site

Power: Duke Energy – on site

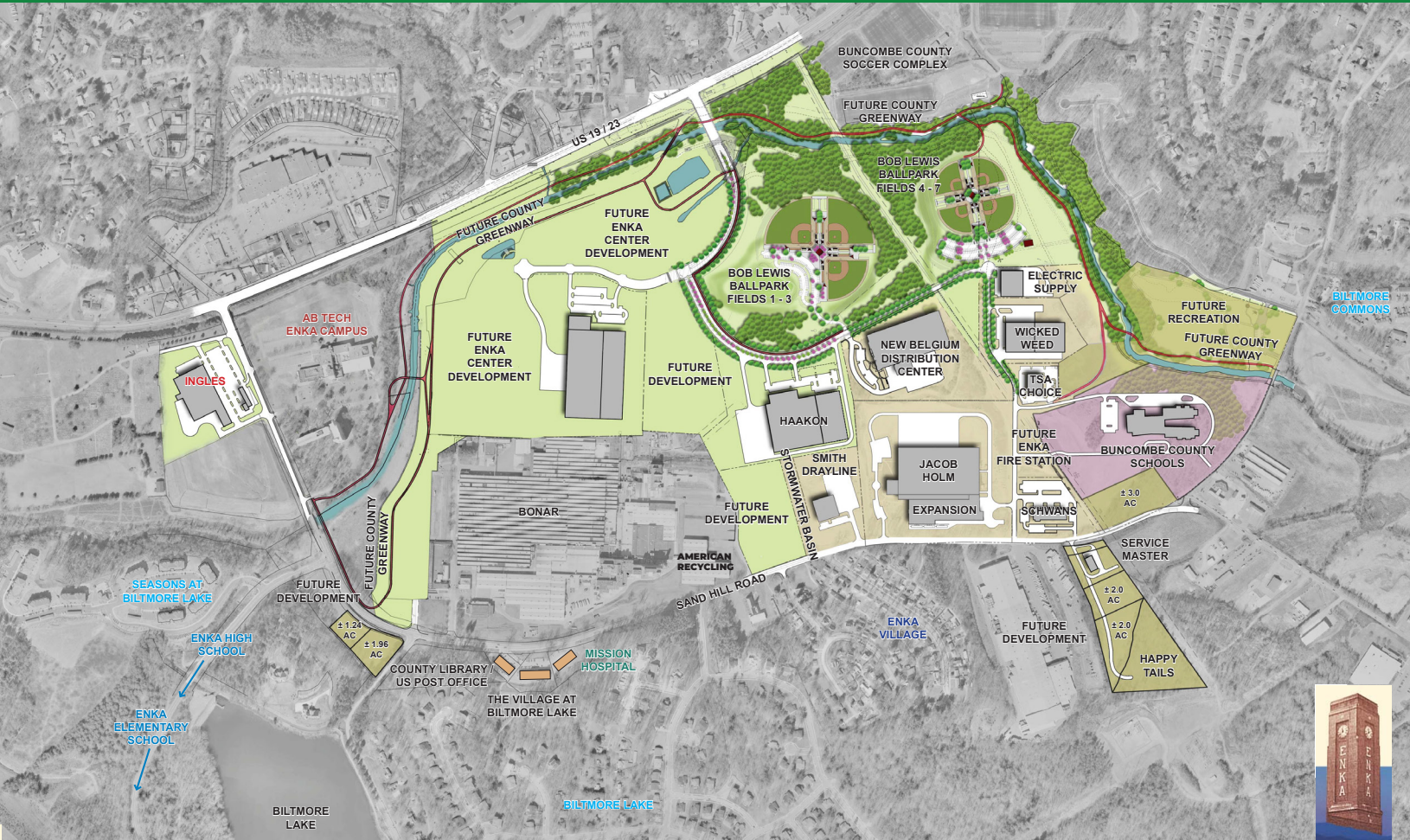
Fiber: Provider of choice – on site



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Picture above is a conceptual site plan showing a 200,000 sq. ft. site layout.

Picture to the right showcases easy access to I-26 and I-40

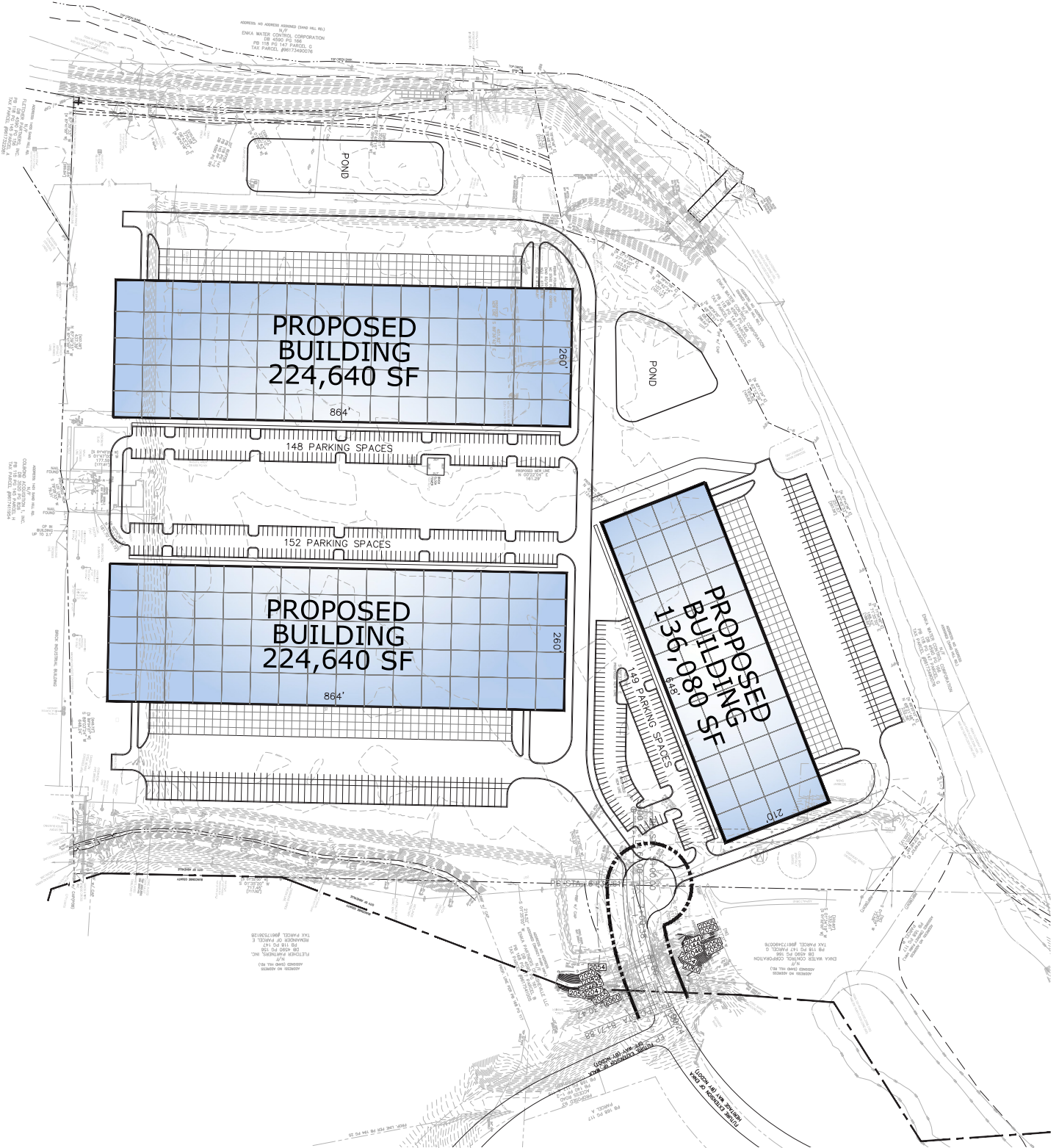


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LATEST SITE SCHEMATICS - 3 BUILDINGS: TWO 224,640 SF & ONE 136,060 SF PROPOSED



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