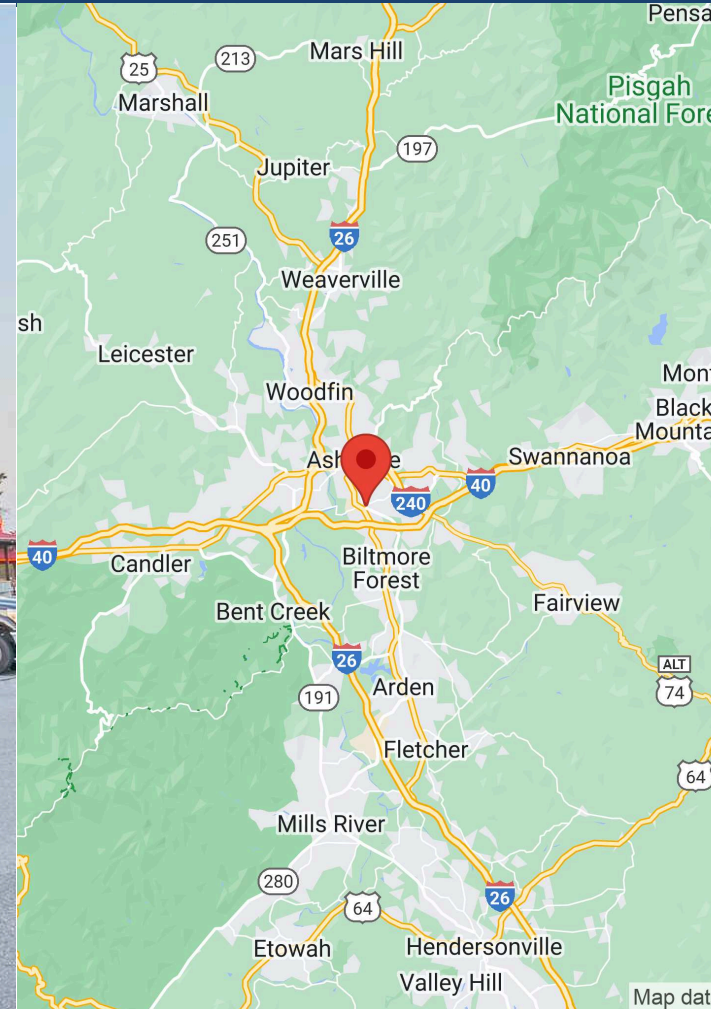


BILTMORE STATION

2 HENDERSONVILLE RD // ASHEVILLE, NC 28801



OWNED GLA
85,401 SF

TRAFFIC COUNTS
I-40 : 28,000 VPD

DEMOGRAPHICS
Population
Avg Income

3 MILE	5 MILE	10 MILE
47,643	100,871	226,037
\$70,929	\$77,459	\$81,373

Biltmore Station is a mixed-use center comprised of hotel, office, and retail space between historic Biltmore Village and downtown Asheville. The center is situated across from the Biltmore Estate entrance which attracts local and regional tourists. Biltmore Station is also close to the I-40 interchange and a regional medical center.

Major Tenants: Ichiban, First Watch, Jimmy Johns, Edward Jones, Biltmore Company



**ZIFF
REAL ESTATE
PARTNERS**

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The site map illustrates the layout of the 1000 Thompson Street development. Thompson Street runs horizontally across the top, while Garfield Street runs horizontally across the bottom. Hendersonville Road runs vertically along the left side. The map features several building footprints and parking lots. Building A7 is a large dark blue structure. Building A3 is a white structure with logos for '100', 'B1 SOLUTIONS', and 'PULSE'. Building A4 is a small white structure. Building A5A is a small white structure. Building B1 is a small white structure. Building B3 is a small white structure. Building B4 is a small white structure. Building B5 is a small white structure. Building B6 is a small white structure. Building D1 is a small white structure. Building D2 is a small white structure. Building D3 is a small white structure. Building D4 is a small white structure. Building D5 is a small white structure. Building D6 is a small white structure. Other labels include 'HOME 2', 'ICHIBAN', 'Young & Rubicam', and 'Upstairs'. A large green area with a fence is at the bottom. A dashed line indicates an 'Upstairs' area.

SUITE#	Tenant Name	GLA(SF)
A1	FIRST WATCH	3,695 SF
A2	PT SOLUTIONS	2,250 SF
A3	PLANT HOUSE	2,131 SF
A4	ACITEA	1,470 SF
A5	JIMMY JOHNS	1,790 SF
A6	BILTMORE COMPANY	12,920 SF
A8	ICHIBAN	6,725 SF
B1	SHARP ELECTRONICS	1,300 SF
B2	EDWARD JONES	1,300 SF
B3	MECHANIKA COIFFURE	1,300 SF
B4	MCKIM & CREED	1,300 SF
B5	RAVIN SALON	1,050 SF
B6	BOUTIQUE ROYALE	758 SF
D1	WILLOW PLACE FOR WOMEN	5,772 SF
D2	CORAM ALTERNATE SITE SERVICES	7,128 SF
D4	ARC OF NORTH CAROLINA	3,425 SF
D5	ASHEVILLE REPORTING SERVICE	1,311 SF
D6	BAIR FOUNDATION	2,399 SF



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