



## Space Available

Retail, Gallery, Studio, Office & Restaurant Spaces Available in both the Glen Rock Hotel and the new multi-use building:

- Rental Rates starting at \$14.00/SF, NNN for commercial space
  - Rental Rates of upstairs offices, on a office by office basis, full service basis
  - Commercial Space delivered as Warm Shell; Up-fit Allowance Considered
  - Office Space will be delivered as finished space
- ❖ For **pre-leasing information** such as more information about the community intention at the Glen Rock Depot, please contact Susanne Hackett with Pollinate Consulting [pollinateconsulting@gmail.com](mailto:pollinateconsulting@gmail.com).
- ❖ For **leasing information**, please contact Russ Towers at Lewis Real Estate, 828-274-2479 or [rtowers@lewisrealestatenc.com](mailto:rtowers@lewisrealestatenc.com).

New Multi-use Building: retail, gallery, and office space in the first floor, fronting Depot Street and available summer/fall 2010. One, two, and three bedroom apartments on the second through fourth floors available summer 2010.

Glen Rock Hotel: Space available spring/summer 2010. We are in discussions with arts, environment and technology professionals, businesses and non-profits as tenants on the second and third floors.

## Features

The Glen Rock Depot development will feature:

- Plenty of on-street parking, a permeable surface parking lot next to the new building for residents and a large 54 space parking lot across from the Glen Rock Hotel
- T3 Internet Connection
- LEED certified building & solar hot water heating (new building)
- Environmental Resource Floor (Glen Rock Hotel)
- Collaborative Tenant Projects, Artist-made features
- 4,000 sf of community space, including a kitchen
- Board meeting room for tenant use
- Community-made gardens & large Playground
- Arts and wellness programs for the neighborhood

## Location-Glen Rock Depot

- 362 Depot Street-currently Fine Arts League of the Carolinas
- 372 Depot Street-new building under construction
- 403 Depot Street-Historic Glen Rock Hotel

Located adjacent to Livingston Park's baseball diamond and tennis courts, the Glen Rock Hotel is also within one mile of Asheville Middle and Asheville High schools, the YWCA (daycare, swimming & fitness center), Mission Hospitals' campus, AB Tech, the River Arts District and downtown Asheville.