



MOSAIC
COMMUNITY LIFESTYLE
REALTY

DOWNTOWN



57 BROADWAY ST., UNITS A & 101 | ASHEVILLE, NC 28801

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DOWNTOWN

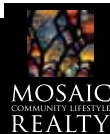
VIRTUALLY STAGED



EXPERIENCE VIBRANT MOUNTAIN-TOWN LIVING

... in this industrial condo in the heart of downtown Asheville with a parking garage. Step out your front door to award-winning dining, eclectic boutiques, art galleries, Pack Square, the Community Theater, and the Saturday tailgate market. Back inside, dramatic architectural details like exposed brick, vintage accents, and warm heart pine floors create an inspiring backdrop for relaxation and creative pursuits. An open-concept main floor flows seamlessly onto a spacious covered balcony, setting the stage for lazy morning coffees or al fresco dinners with friends. Upstairs, a sunlit loft serves as the perfect home office before you unwind in a primary suite featuring its own private sunset-view balcony. The 1,100+ SF, four-car garage space below offers incredible potential for a private art studio, workshop, or gym. Distinctive, connected, and endlessly adaptable, this home is the ultimate downtown retreat.

2 BEDROOMS | 2 BATHROOMS | 2,282 SF | CONDO



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FEATURES

- Spacious two-story condo in the heart of downtown Asheville
- Industrial urban loft with large, private garage/studio space
- Conveniently located in the heart of downtown Asheville
- Incredible potential with unfinished four-car garage space that offers more than 1,100 SF—ideal as an art studio (even has an art storage cabinet) or workshop
- Surrounded by award-winning dining, eclectic shopping and art galleries
- Two blocks from the Asheville Community Theater, Pack Square, and Saturday's Downtown Tailgate Market
- Enjoy taking in the sunsets from one of the two covered balconies
- Heart pine floors, exposed brick, vintage touches, large skylights, and custom built-ins create a one-of-a-kind retreat
- Expansive open floor plan, with kitchen and dining open to the living room
- Kitchen features vintage cabinets with stained glass accents, gas range, unique pendant lighting, and butcher block island
- A wall of floor-to-ceiling windows anchors the living space
- French doors in living room open to the lower covered balcony
- Perfect for enjoying your coffee or dining al fresco—the main-level balcony has room for multiple seating areas
- Steel stairs lead to the second floor
- Loft area at the top of the stairs offers custom built-ins; is a wonderful spot for a home office or additional seating area
- Primary bedroom features an ensuite bathroom, a wall of windows, and access to private, covered second-story balcony
- A jetted soaking tub, expansive vanity, and classic glass-block shower wall complete the primary bath
- Second bedroom has an oversized skylight, walk-in closet, and laundry closet
- Main access via private entrance on Broadway Street
- Garage access via Carolina Lane
- Garage has room for multiple cars parked in tandem, plus ample storage

DIRECTIONS

FROM PATTON AVENUE/I-240 E DOWNTOWN: Take exit 5A for US-25 S and use the right lane to turn left onto US-25 S/Broadway Street. 57 Broadway will be on the right. The main entrance is on Broadway Street; entryway with secure keypad is to the left of VaVaVoom.



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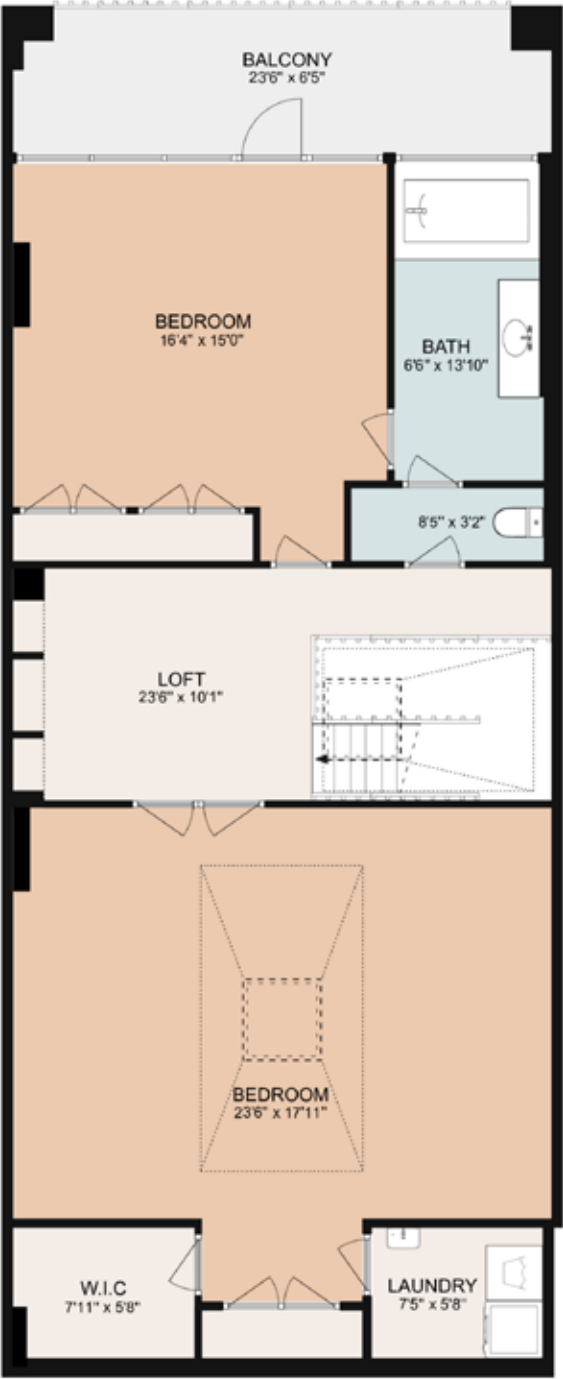
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MAIN LEVEL



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UPPER LEVEL



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GARAGE LEVEL

