1. NAME OF CITY: Asheville, N. C. 
2. SECURITY GRADE: A 
3. AREA NO.: 2 

2. DESCRIPTION OF TERRAIN: Rolling and Mountainous 

3. FAVORABLE INFLUENCES: Adjoins Asheville Country Club & Golf Course - Grove Park Inn, famous as one of the leading resort hotels in the country - Magnificent mountain view - Schools in area - adequate transportation - all city conveniences. Parkways in middle of streets and grass plots on sidewalks maintained by “Grove Park” Park Commission with property owners assessed 10¢ per front foot for this maintenance. Recognized as the most ideal spot around Asheville for the average business or professional man to reside. 

4. INHABITANTS: 
   a. Type men and Capitalists; 
   b. Estimated annual family income $6000 upward; 
   c. Foreign-born None; 
   d. Negro None; 
   e. Infiltration of None; 
   f. Relief families None; 
   g. Population is increasing Northern part, decreasing Southern part. 

6. BUILDINGS: 
   a. Type or types of buildings - a few higher; 
   b. Type of construction - Brick and duplexes; 
   c. Average age 15 years; 
   d. Repair Good. 

7. HISTORY: 
   a. Year Range 1929 level $7500 - 50,000; 
   b. Peak sale values occurred in 1926 and were 130% of the 1929 level. 

8. OCCUPANCY: 
   a. Land 75%; 
   b. Dwelling units 100%; 
   c. Home owners 85%. 

9. SALES DEMAND: 
   a. Good; 
   b. $15,000 Singles; 
   c. Activity is Good. 

10. RENTAL DEMAND: 
    a. Good; 
    b. $75 singles; 
    c. Activity is Good. 

11. NEW CONSTRUCTION: 
    a. Types $15,000 Singles; 
    b. Amount last year Substantial - about 2. 

12. AVAILABILITY OF MORTGAGE FUNDS: 
    a. Home purchase Ample; 
    b. Home building Ample. 


14. CLARIFYING REMARKS: Southern part of area South and East of Golf Links is known as “Grove Park” and is about 90% built up with beautiful expensive homes predominating. This part of the area is the older part but is still “tops”. The part of the area West of the Golf Links and Kimberly Avenue contains the lower priced properties. All new construction is in that part of the area lying North of the Golf Links, this being the part more recently developed. 

Information for this form was obtained from Wm. Coleman, Loan Service Field Representative, and Hugh C. Hall, HOLC Fee Property Appraiser. 

Date Aug. 20 1937.