1. **NAME OF CITY** Asheville, N. C.  
   **SECURITY GRADE** B  
   **AREA NO.** 9

2. **DESCRIPTION OF TERRAIN.** Rolling to Hilly

3. **FAVORABLE INFLUENCES.** All city conveniences - Adequate transportation - near for distant to school - Asheville Rhododendron Gardens adjoins Southern part of area.

4. **Detrimental Influences.** Southern part of area slightly isolated and distant from school and community business facilities.

5. **INHABITANTS:**
   - Business Men - Professional
     - Type Men - Clerical
     - Estimated annual family income $1500 - 4000
     - Foreign-born None %
     - Negro None %
   - Infiltration of None
   - Population is increasing slowly; decreasing; static.

6. **BUILDINGS:**
   - Small singles - some apartments
     - Type or types and duplexes
     - Type of construction Frame and brick veneer
     - Average age 20 years on Vermont & Brevard - 10 years southern part
     - Repair Good

7. **HISTORY:**
   - **SALE VALUES**
     - **RENTAL VALUES**
     - **YEAR** | **RANGE** | **PREDOMINATING %** | **RANGE** | **PREDOMINATING %**
     - 1929 level | $3500 - 8500 | $27500 | 100% | 330 - 75 | 60 | 100%
     - 1933 low | $3000 - 6000 | 5000 | 66 | 25 - 50 | 40 | 66
     - current | $3500 - 8500 | 6000 | 80 | 25 - 50 | 60 | 80
   - Peak sale values occurred in 1925 and were 130% of the 1929 level.
   - Peak rental values occurred in 1925 and were 150% of the 1929 level.

8. **OCCUPANCY:**
   - a. Land 50 %
   - b. Dwelling units 100 %
   - c. Home owners 75 %

9. **SALES DEMAND:**
   - a. Good
   - b. $6000 singles
   - c. Activity is Fair

10. **RENTAL DEMAND:**
    - a. Good
    - b. $500 singles
    - c. Activity is Good

11. **NEW CONSTRUCTION:**
    - a. Types None
    - b. Amount last year None

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

13. **TREND OF DESIRABILITY NEXT 10-15 YEARS**
    - Northern part static - Southern part upward

14. **CLARIFYING REMARKS:**
    - Vermont & Northern part of Brevard almost entirely developed.
    - Southern part only about 10% built up.

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

   **Date** August 20 1937