



EXPANDING
NATIVE
FLOWER
NURSERY



Sustainable farm in Asheville NC in prime location just outside city limits, with easy access to customers, now for sale. One-of-a-kind **passive solar greenhouse** requires no additional heat other than solar gain, producing plants of exceptional quality. Well suited to grow popular wildflowers and groundcovers from seed. Totalling 1.97 acres, the property has an additional hoophouse for overwintering plants, storage barn, five catchment ponds and space carved out for a natural swimming pool, or for additional cold frames. Main residence is a well-built low-maintenance **2BR/1BA 864 sq ft brick house** with partly finished full basement of the same size. The house is surrounded by **fruit trees, native shrubs, native perennial flowers and rich vegetable beds**. Sale includes adorable **tiny house on Airbnb**, and there are spots for additional cabins. Landscape is designed to encourage a healthy ecosystem. Current owner is a **native and edible landscape designer** and operates the plant nursery sustainably. She can be available to mentor new owners after sale.

Farm includes two parcels and separate mobile tiny house



Greenhouse Property

- 1.61 acres
- 868 sq ft greenhouse built 2015
- 800 sq ft hoop house erected 2015
- 624 sq ft barn
- Swales, catchment ponds and culverts for optimal drainage and in-ground water storage
- Many native perennial gardens
- Beginnings of new orchard at top of property
- Water hookup and platform/separate driveway for tiny house
- Graded platform for immediate expansion

Demand for straight species native perennials is rising steadily and at times dramatically in Asheville and beyond. **Annual growth in plant sales at M R Gardens averaged 60 percent** over a five year period starting in 2020. The passive solar greenhouse design is well suited to meet this demand. It produces high quality plants in a short amount of time without supplemental heat. It rarely drops below 50 degrees even on the coldest days. Barrels of water store heat captured from the sun, and heat emits out once temperatures drop. By managing vents, upper temps can be kept at or below 75-85F on sunny days. Roof slants so that preferred amount of sun enters building at various seasons, and propagation continues in summer without large exhaust fans. Insulated Concrete Foam residential style construction. Walls well-insulated with fiberglass. Acrylic glazing. Hardie board siding. Greenhouse produces approx. 10,000 plants seasonally and could easily double that with simple infrastructure additions. Supports approx. five farm helpers part-time/ seasonally.



Tiny House on Wheels

Successful on Airbnb. Past and present income available upon request.



Built in 2017, the pine-cedar paneled 8ft x 24ft house is bright and sunny with high ceilings. On a sturdy trailer designed for tiny houses. Well-insulated. Full-size bath/tub. Mini-split heat/air. Mini fridge. Composting toilet. Queen-size memory foam mattress and wooden frame. Full-size mattress for loft. Hot plate, toaster oven, sunflower dishes. Locally crafted Adirondack chairs. Nearly perfect guest rating on Airbnb at 4.98 out of 5!





437 Onteora Blvd.

- 864 sq ft interior plus 196 sq ft deck
- .36 acres
- 2 Bedroom – 1 Bath
- Partly finished full basement/ garage
- Forced heat/oil or biofuels furnace
- Built apx. 1970
- Composition shingle roof
- Hardwood floors
- Reynolds fire district
- Lots of walkers in neighborhood & Blue Ridge Parkway nearby.



The orchard at the front and side of house is designed as a “forest garden,” so that groundcovers and other plants accentuate health of the fruit trees. It includes an apple, fig, pears, several varieties of blueberries, Cornelian cherries, serviceberries, Goumi berries, chokeberries, elderberries, Flying Dragon citrus, paw paws, Highbush Cranberry and other Viburnums that are medicinal. The property also has many types of herbs such as lavender, tulsii, hops and Fo-Ti. Attractive pebble pathways are in the main vegetable garden area.

Opportunity to partner or train with current owner

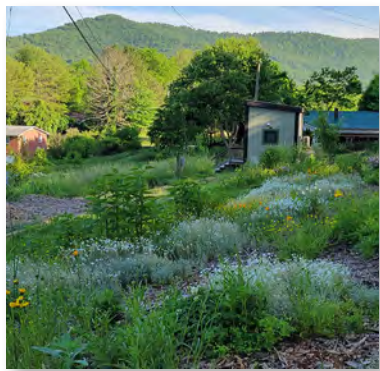
Megan Riley can help ensure a smooth transition as new owners begin to run this unique business. She hopes the skills and knowledge that she’s developed in native flower propagation, sustainability, eco-landscaping and agriculture in last 25+ years can be of use. Megan currently pairs the nursery with off-site landscape design, and has developed a mentorship program for landscape professionals interested in edible and native landscaping. She’s interested in talking with potential buyers who share a similar vision of expanding the nursery as well as training ecological gardeners and native growers. The plant nursery can be a model for a sustainable greenhouse that uses organic methods and produces high quality plants. Ideally, the new owners are open to collectively marketing plants with other small nurseries so all can become more successful more quickly than if operating alone.





Estimated value of the two properties and business, including main residence, tiny house plus furnishings, passive solar greenhouse, hoophouse, barn, equipment, display benches, tools, propagation and sales records, websites (nativeplantsasheville.com and plantsforwildlifewnc.com), social media accounts, current plant inventory and supplies, protocols for running nursery and maintaining landscape, demonstration gardens, very supportive customer base, 15 years of goodwill in the community with a reputation for high quality and integrity, totals:

\$845,000



Interested parties can request additional documents to gain a full picture of the history and vision of the business prior to submitting a proposal and proof of financing letter. After the selection committee has reviewed them, they can then invite you for a tour and interview. If all parties want to move forward, detailed financial records for the business can be available. *Please contact us and we'll send you a link with the sale info. We appreciate your interest!*



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Here's a review of what's included in the sale:

Portion of Business
Tiny house on wheels, currently on Airbnb
Land (1.61 acres) and buildings: Passive solar greenhouse & barn . Landscaped to direct water during heavy storms, preventing soil erosion and catching water for wildlife or other uses
Residence (437 Onteora Blvd., 28803) – 864 square feet, .36 acres. See photos .
Nursery equipment and garden tools Includes: --800 square foot hoophouse with shade cloth --4 metal display benches on wheels --50-gallon drums for heat storage (in water) – filling both greenhouses --Hoses and attachments --Germination heat pads --Totes for storage --Propagation tools --2 shade canopies --Landscaping tools, including electric weedeater with extra battery, both purchased in 2025; digging forks; broadfork; wheelbarrows; and enough garden tools for small crew
Supplies and furnishings for tiny house rental, including 2 mattresses, bedframe, small appliances, and locally crafted Adirondack chairs purchased in 2025.
Nursery supplies and inventory (current plant stock) – Value to change based on timing of sale.
Intangible Assets --Demonstration gardens (native perennials and food forests) throughout the two-acre property, carefully built using techniques to create healthy soil and thriving wildlife habitat --Established supportive customer base, cultivated for 15 years, excited and eager to see the nursery continue --Websites, Instagram and Facebook accounts, Google Business pages and Google search status. Nativeplantsasheville.com generally shows up high on searches, especially if customers are nearby to the nursery. --Propagation records --Square Point of Sale and website records, including customer information, item descriptions, financial history. --Newsletter templates and recipient contact information, well-vetted as we always asked permission prior to signing them up --Marketing materials, including Plants for Wildlife banners; templates for attractive and informative signs about plant species; stunning professional photographs of the property, particularly of the species that we grow, taken throughout the last ten years --Unique marketing models, including on-farm pickups (via website orders) and consignment sales at retail stores in partnership with other nurseries --Maturing relationships with designers and nurseries in large cities

--Nursery protocols and records of how to maintain landscape; educational materials; beginnings of ecological landscaping certification program

--Exhibited growth potential for each segment of the business (nursery, landscape design, on-farm house rentals, and tours/workshops/classes), especially with additional investment in infrastructure

--15 years of goodwill in the community with reputation for high quality, integrity and respected knowledge about area of specialization. Opportunity to train with current owner who has 25+ years of experience in horticulture and the unique experience of operating a passive solar greenhouse and maintaining (and training others to maintain) an ecologically designed landscape. Some time can potentially be included in the farm sale price.