



WEHO CROSSING

1414 4TH AVENUE S | NASHVILLE, TN

110,000 RSF
INDUSTRIAL DEVELOPMENT



KEY FEATURES

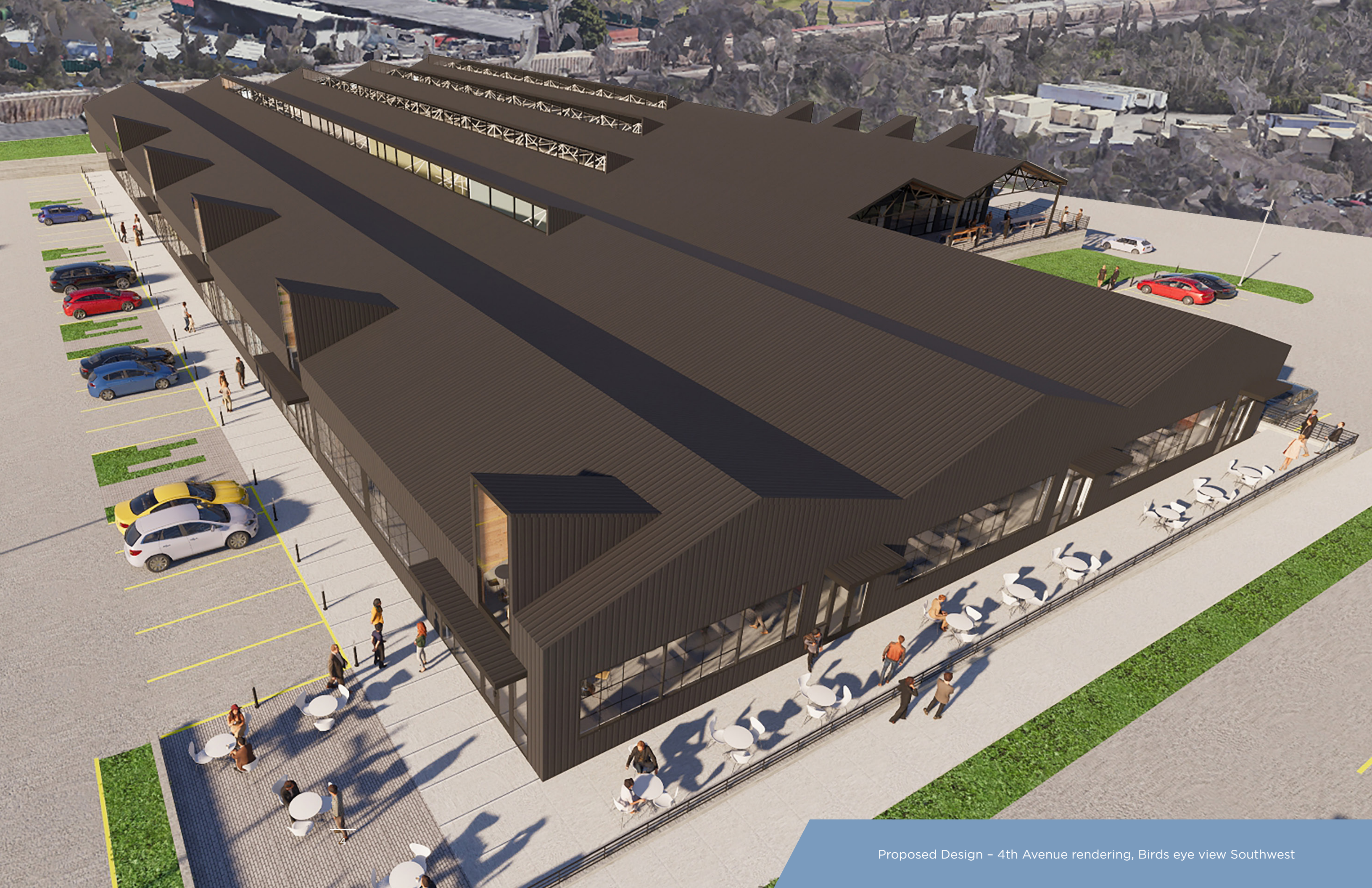
- 110,000 SF Industrial development in Nashville's trendiest neighborhood, Wedgewood Houston
- Located on 4th Avenue South providing tenants excellent ingress and egress and visibility on one of Nashville's major corridors
- 5/1,000 Parking ratio at no additional cost
- Large open floor plans with abundant natural light creating an inspiring work setting for companies wishing to recruit and retain top talent
- 12,000 SF On-site retail creates a campus and communal experience for tenants

Available

Q1 2020 OCCUPANCY

- Close proximity to Downtown, Gulch, 12South and Melrose
- Walking distance to future home of Nashville Soccer Club's 30,000 seat stadium and mixed-use development
- Surrounded by abundant amenities

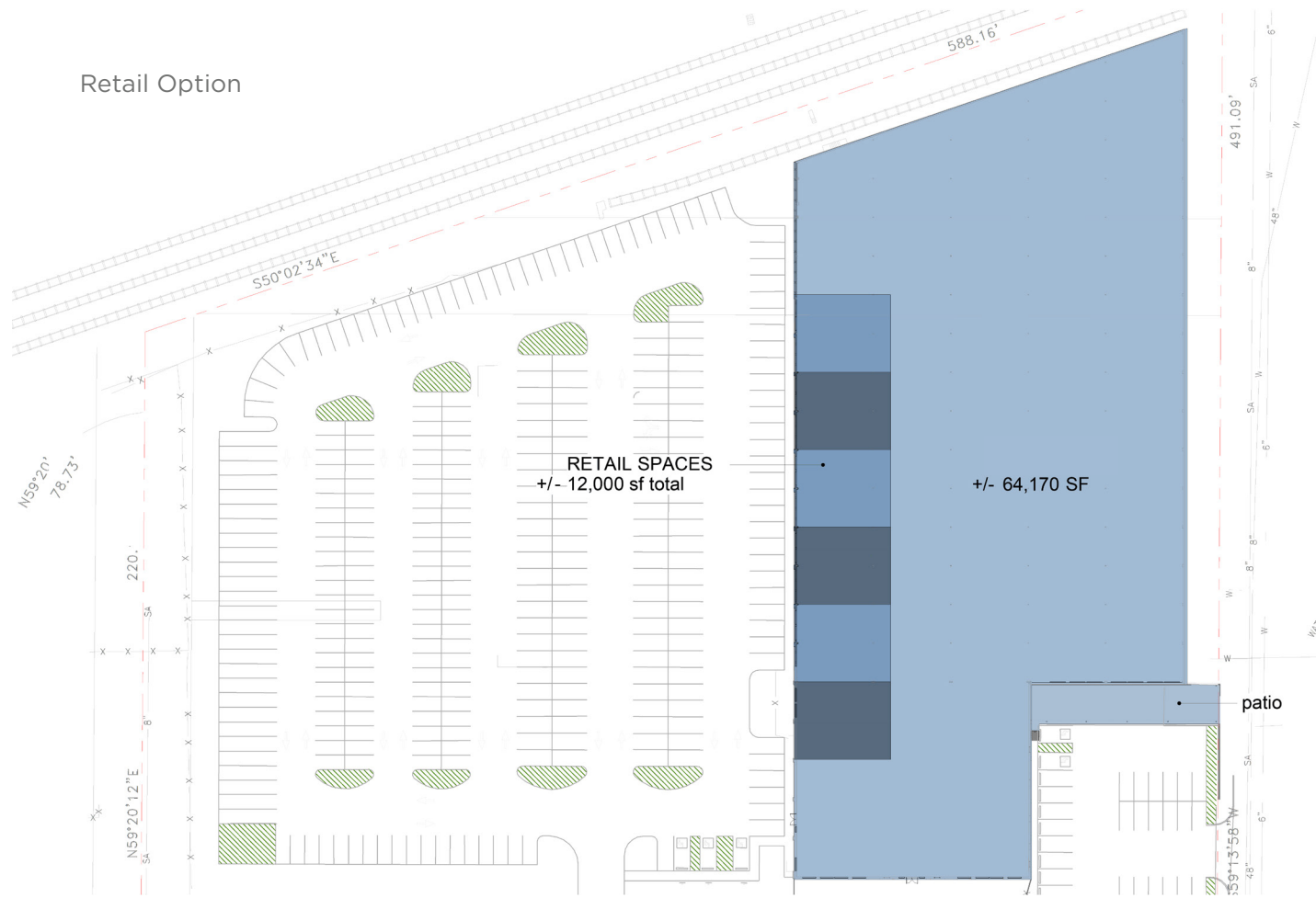




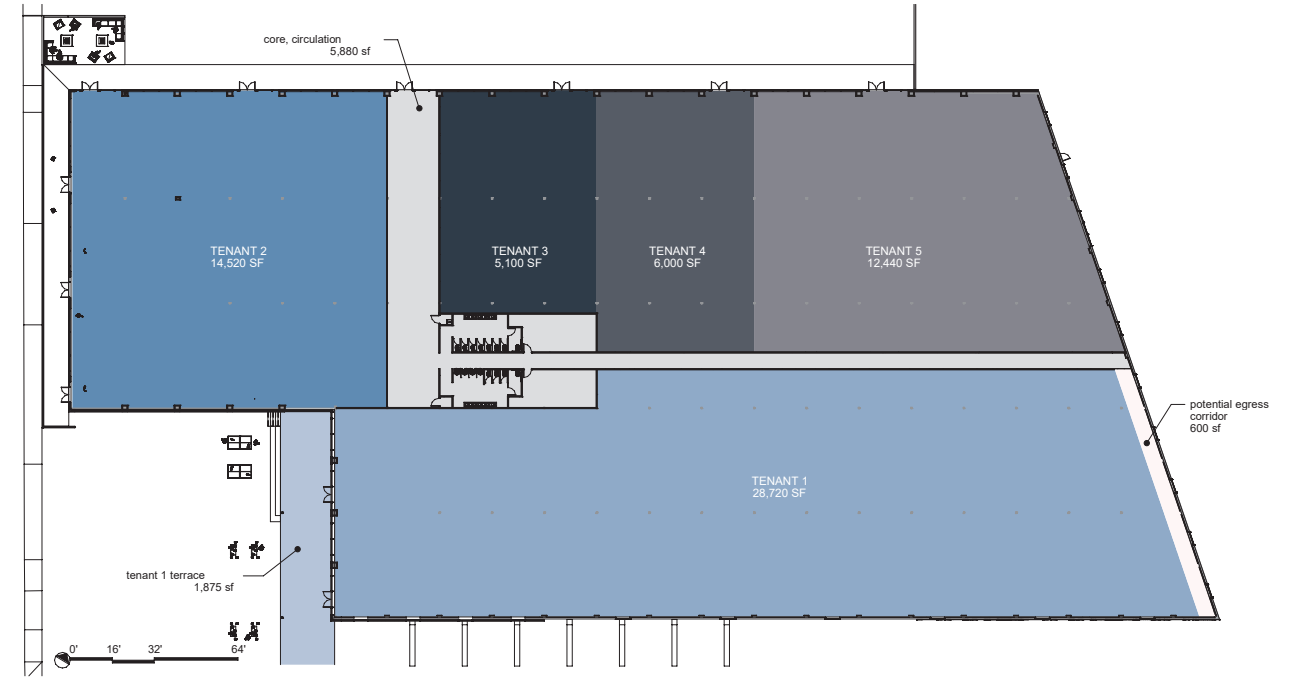
Proposed Design – 4th Avenue rendering, Birds eye view Southwest

Floor Plan Options

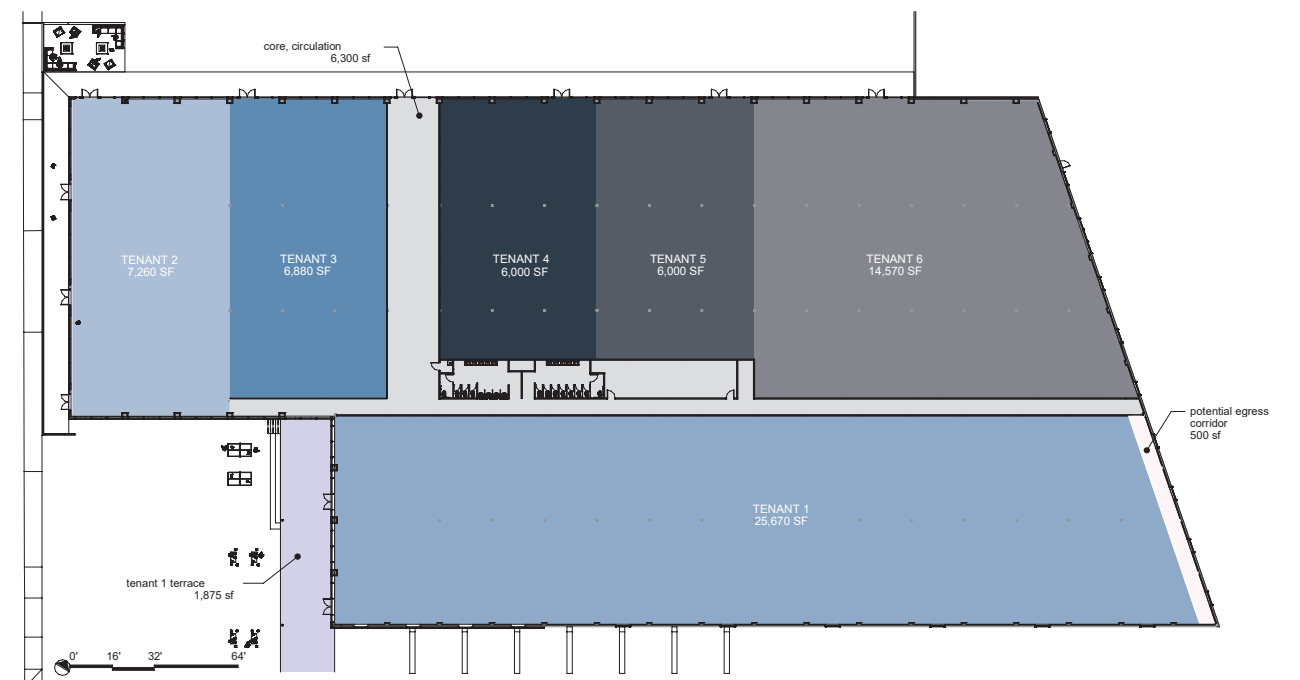
Retail Option



Multi-Tenant Option 1



Multi-Tenant Option 2



NEIGHBORHOOD HIGHLIGHTS



- 1 Bastion
- 2 The Finery - www.six10merritt.com
- 3 May Hosiery
- 4 Fort Negley
- 5 Adventure Science Center
- 6 Gabby's Burgers & Fries
- 7 Houston Station
- 8 Corsair Distillery
- 9 Nashville Craft Distillery
- 10 Vintage Millworks
- 11 Dozen Bakery
- 12 Greer Stadium
- 13 Nashville Fairgrounds
- 14 Alloy by Core Development
- 15 Proposed 180 condo development

"There's a spark of energy that shows no sign of slowing down in Nashville's Wedgewood-Houston neighborhood"
 - Shivani Vora , New York Times

Five Places to Go in Nashville

Nashville's Wedgewood-Houston neighborhood was long a run-down part of town. After creative types moved into the area, trendy restaurants, galleries, distilleries and other business have followed.

By Shivani Vora, New York Times

Living in Nashville's Wedgewood-Houston Neighborhood

By Jennifer Chesak, Doorsteps.com

Neighborhood Spotlight: Wedgewood Houston's Hip Culture

By Elizabeth Fox, Style Blueprint

Wedgewood-Houston emerges as trendy, artistic neighborhood

By Bill Lewis, The Tennessean

How Wedgewood-Houston Became the Center of Nashville's Art Scene

By Sean M. Della Croce, Neeighborhoods

Apple Music to Open Wedgewood-Houston Office

By William Williams, Nashville Scene



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