

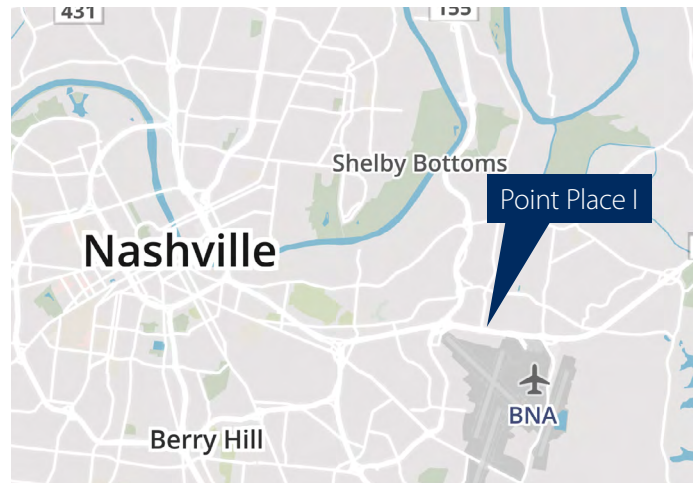


Opportunity

- Two suites available
- Close to area restaurants and hotels
- Single-story office
- Great location: one mile to I-40 & 2.2 miles to the airport

Rate & Term

- 2,313 sf and 2,955 sf suites available
- Asking Rate: \$14.50 NNN



Joshua S. Hurt
Senior Associate
D 615 727 0037
josh.hurt@avisonyoung.com

Jody F. Elder, CCIM
Principal
D 615 727 7422
jody.elder@avisonyoung.com

Avison Young
700 12th Avenue South
Suite 302
Nashville, TN 37203
615 727 7400



Site Plan

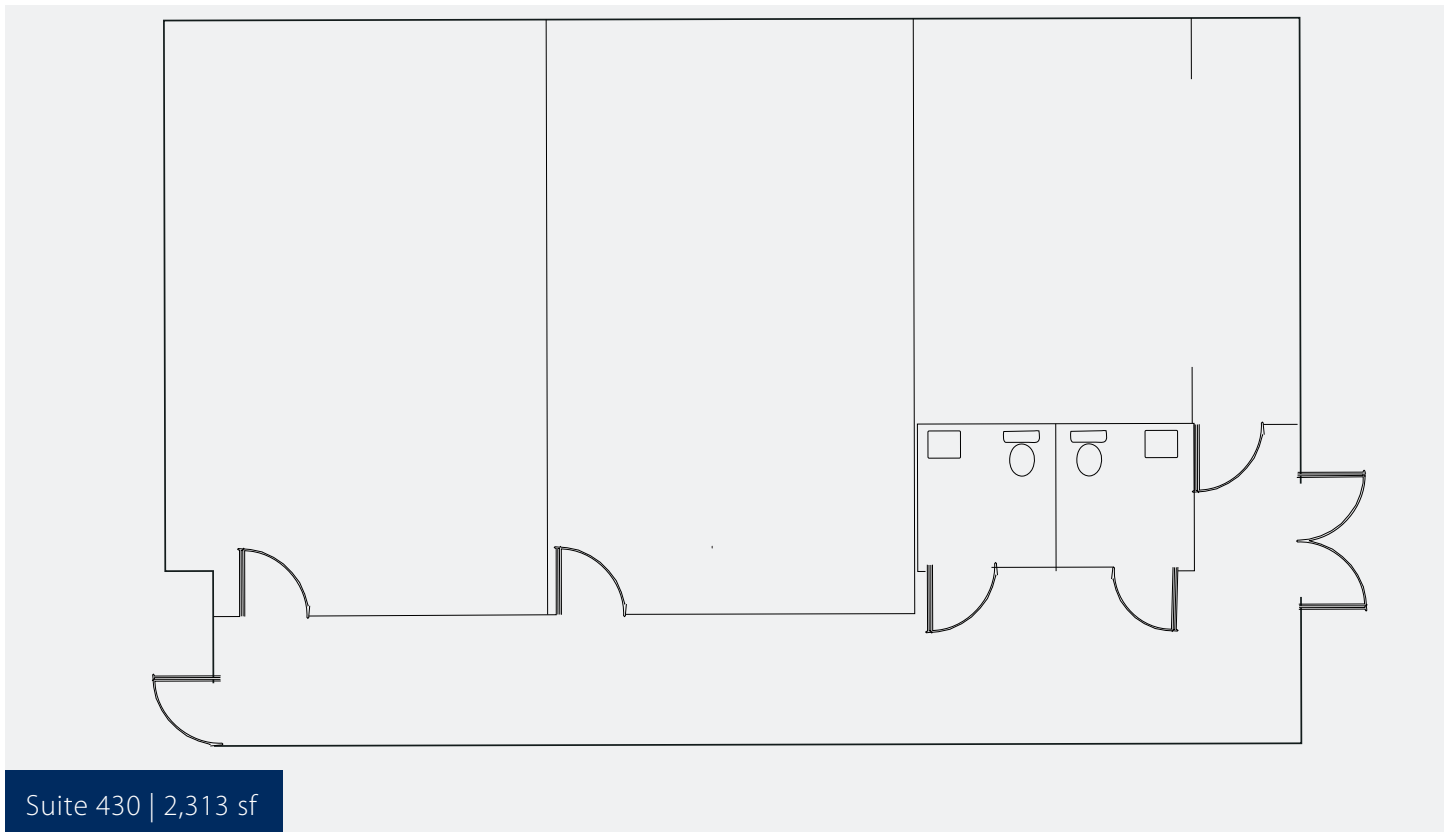
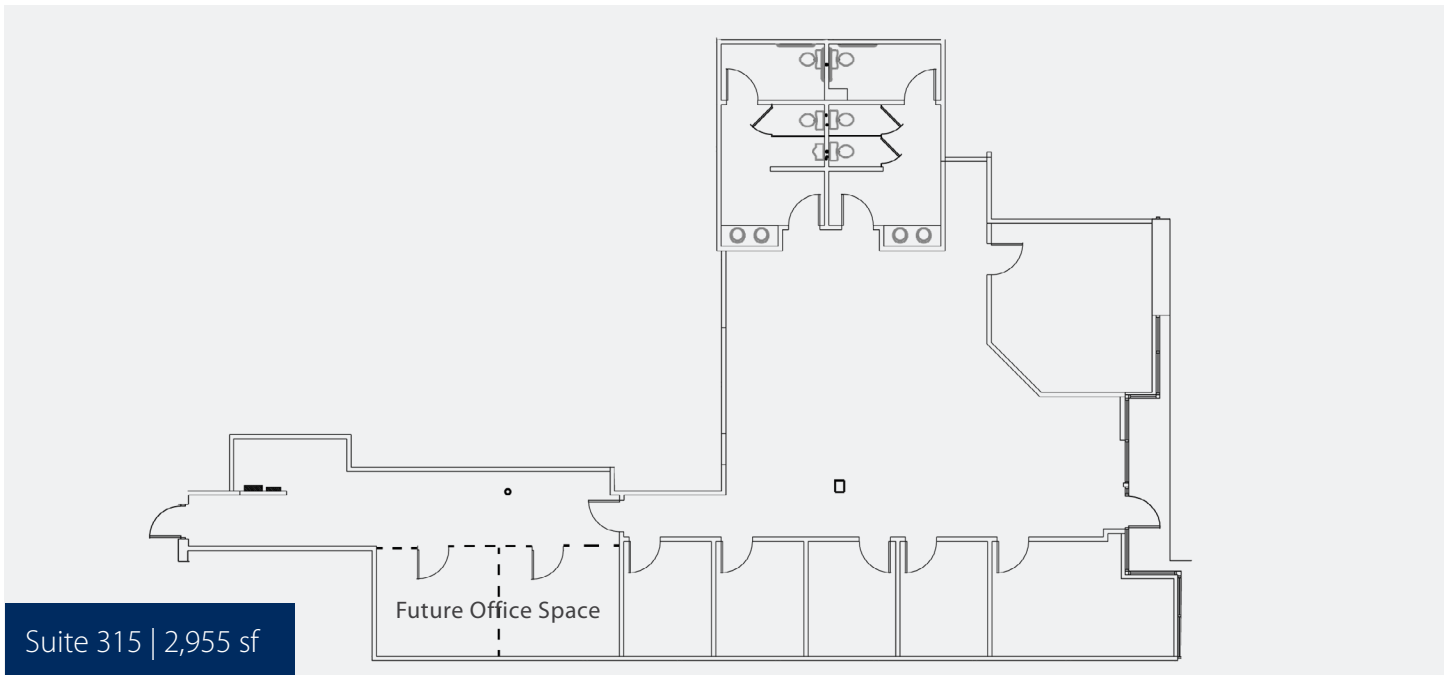


Joshua S. Hurt
Senior Associate
D 615 727 0037
josh.hurt@avisonyoung.com

Jody F. Elder, CCIM
Principal
D 615 727 7422
jody.elder@avisonyoung.com

Avison Young
700 12th Avenue South
Suite 302
Nashville, TN 37203
615 727 7400

avisonyoung.com



Joshua S. Hurt
Senior Associate
D 615 727 0037
josh.hurt@avisonyoung.com

Jody F. Elder, CCIM
Principal
D 615 727 7422
jody.elder@avisonyoung.com

Avison Young
700 12th Avenue South
Suite 302
Nashville, TN 37203
615 727 7400

avisonyoung.com



Restaurants within 1 mile

1. Ellendale's Restaurant (0.1 mi)
2. New China Restaurant (0.1 mi)
3. Darfons Restaurant & Lounge (0.2 mi)
4. Ruby Tuesday (0.3 mi)
5. Fox's Pizza Den (0.3 mi)
6. Casa Fiesta Mexican Restaurant (0.5 mi)
7. Shoney's (0.5 mi)

Nearby Hotels

Marriott International, Inc

8. Fairfield Inn
9. SpringHill Suites

InterContinental Hotel Groups

12. Holiday Inn

Wyndham Hotels and Resorts

10. Wingate
11. Super8

Hyatt Hotels and Resorts

13. Hyatt



Joshua S. Hurt
Senior Associate
D 615 727 0037
josh.hurt@avisonyoung.com

Jody F. Elder, CCIM
Principal
D 615 727 7422
jody.elder@avisonyoung.com

Avison Young
700 12th Avenue South
Suite 302
Nashville, TN 37203
615 727 7400

avisonyoung.com