

501

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COMMERCE

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INNOVATE  
IN THE HEART OF  
MUSIC CITY



# NASHVILLE'S HOTTEST HUB

## BUSINESS IS THRIVING IN DOWNTOWN NASHVILLE 501 COMMERCE IS NOW OPEN

The state-of-the-art **501 Commerce** office space is a part of the larger **Fifth + Broadway** project—a mixed-use mecca forever changing the Nashville skyline. With unobstructed, 360-degree views, 501 Commerce is fully equipped with best-in-class amenities, and a LEED Silver sustainable infrastructure.

### LAND

6.2 acres

### OFFICE TOWER

372,000 SF

28,000 SF per floor

### RETAIL + ENTERTAINMENT

200,000 SF

### NATIONAL MUSEUM OF AFRICAN AMERICAN MUSIC

55,000 SF



### RESIDENTIAL TOWER

386 units

### CONFERENCE CENTER

142,000 SF in adjacent building

### PARKING

**Office Tower** 952 stalls

**Public/Retail** 831 stalls

**Residential** 396 stalls

**Parking Ratio** 2.5/1,000



# FIFTH + BROADWAY



ECLECTIC SHOPPING + DINING



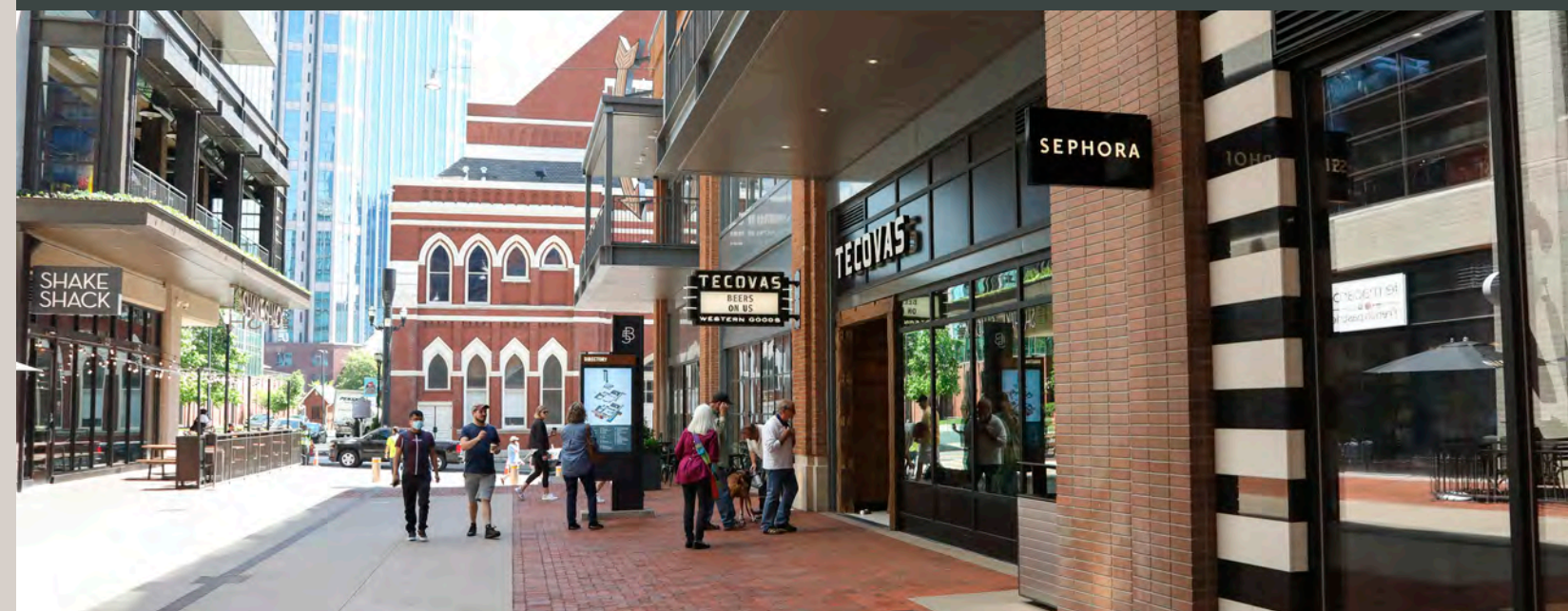
## THE COMPLETE NASHVILLE EXPERIENCE

More than **200k square feet** of retailing and dining

**Rooftop dining, outdoor concerts, and musical entertainment**

Walking distance to the **Renaissance Hotel Conference Center** that provides ample meeting space for events

Home to **urban fashion, tech, home, music, and lifestyle brands**





# WHERE A COMMUNITY GATHERS

MORE THAN 40K SF CHEF-DRIVEN EATERIES

CATERING AND TAKE-OUT SERVICES

30K SF OUTDOOR ENTERTAINMENT DECK





# OFFICE SPACE REIMAGINED



AN UNPARALLELED OFFICE COMMUNITY



# AN IMPRESSIVE ENTRANCE

30' ceilings to create an **open, inviting experience**

**Coffee bar** offering craft coffee for office guests

24/7 security with **concierge-level service**





# EXCLUSIVE AMENITIES

**Outdoor terrace** with built-in seating areas and outdoor TV

State-of-the-art **fitness center** with showers and lockers

Multiple **meeting facilities in various sizes** to accommodate large groups

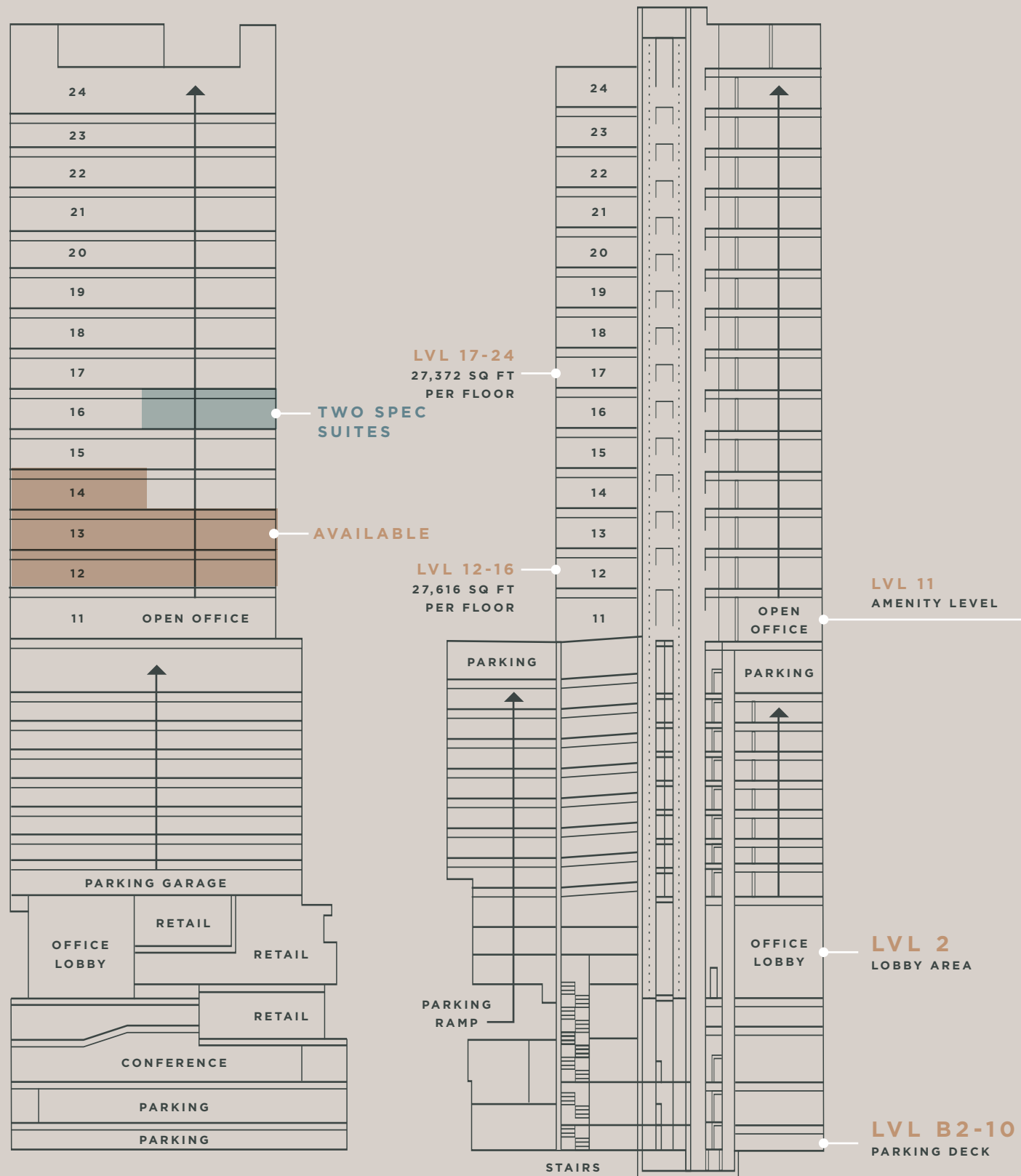
**Individual work space areas** with access to WiFi, printers, and more

**Green roof** with walking path

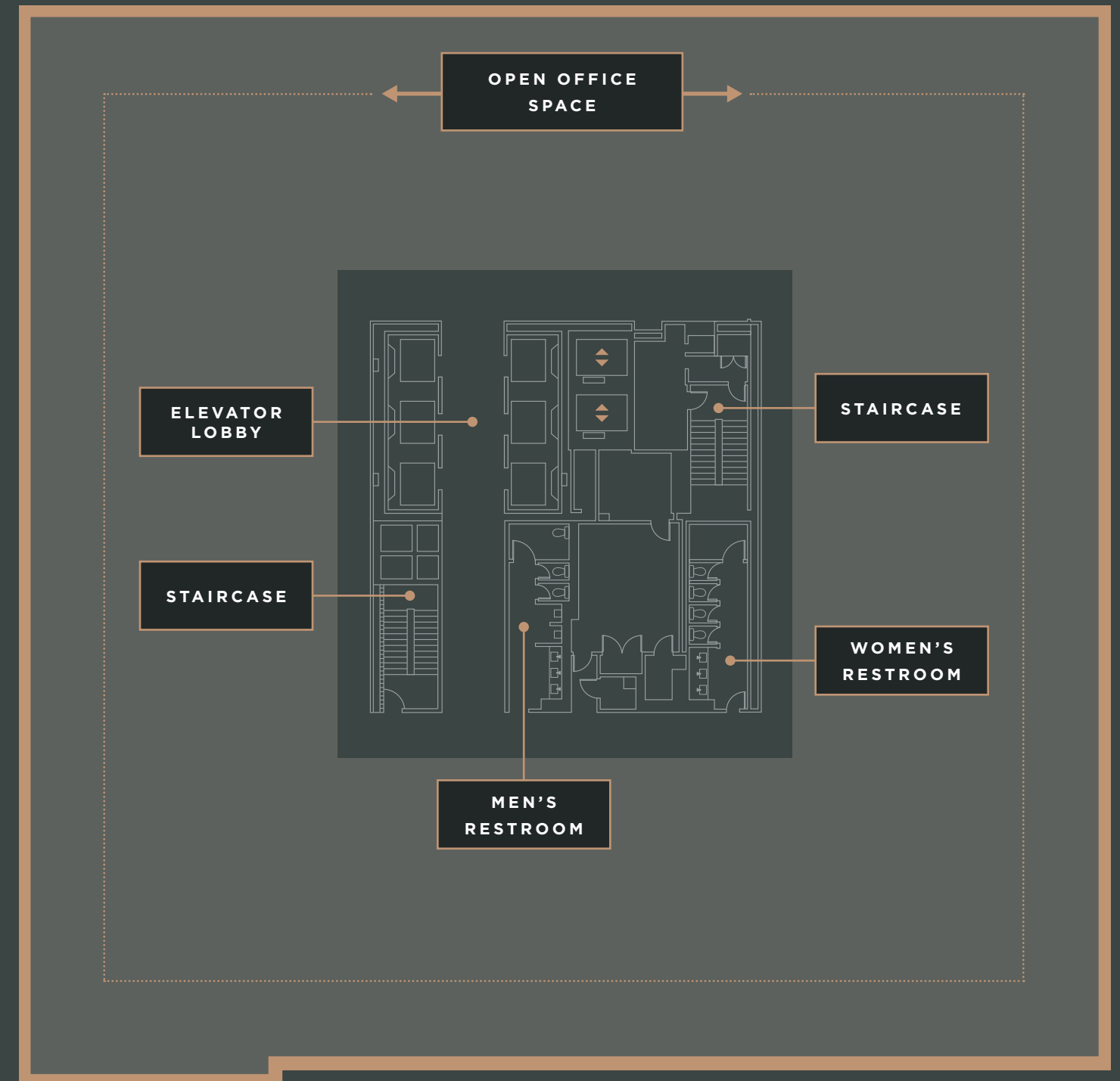




# STACKING PLAN



# BUILDING FLOOR PLAN





# CONVENIENT ACCESS

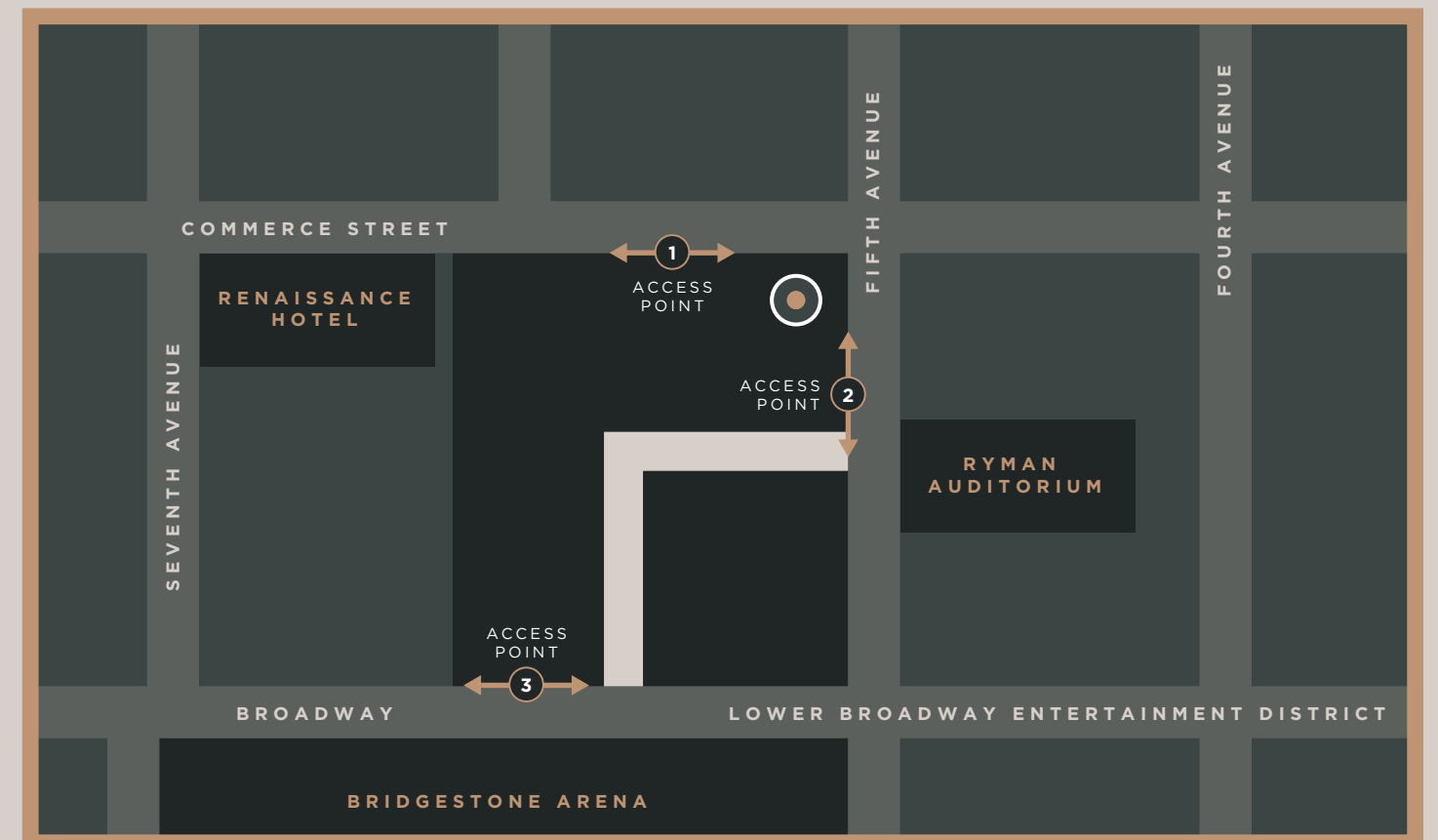


**DEDICATED PARKING GARAGE FOR OFFICE TENANTS  
(PARKING RATIO 2.5/1,000)**

**SPEED RAMPS PROVIDE QUICK ENTRY  
AND EXIT FROM THE BUILDING**

**FLAT PARKING LEVELS ELIMINATE  
INCONVENIENCE OF PARKING ON RAMPS**

**EXECUTIVE AND RESERVED PARKING AVAILABLE**





# ATTRACT THE BEST TALENT



VIRTUAL TOUR



TENANT  
AMENITIES

LEVEL 11  
AMENITY SPACE / 10,076 SQ FT



LEED SILVER CERTIFIED BUILDING WITH UNPARALLELED VIEWS

Easy vehicular access to upper parking levels along with **designated executive parking** on select levels

Parking deck access off **Commerce St., Fifth Ave., and Broadway**

**Office valet parking** separate from retail, along with designated areas for drop off and rideshare parking

**Noise-reducing elements** for a quiet, productive work environment

**Onsite management office** and 24-hour security

**Efficient floor plate** for both full floor and partial floor tenants

**Signage and branding opportunities** at the ground level

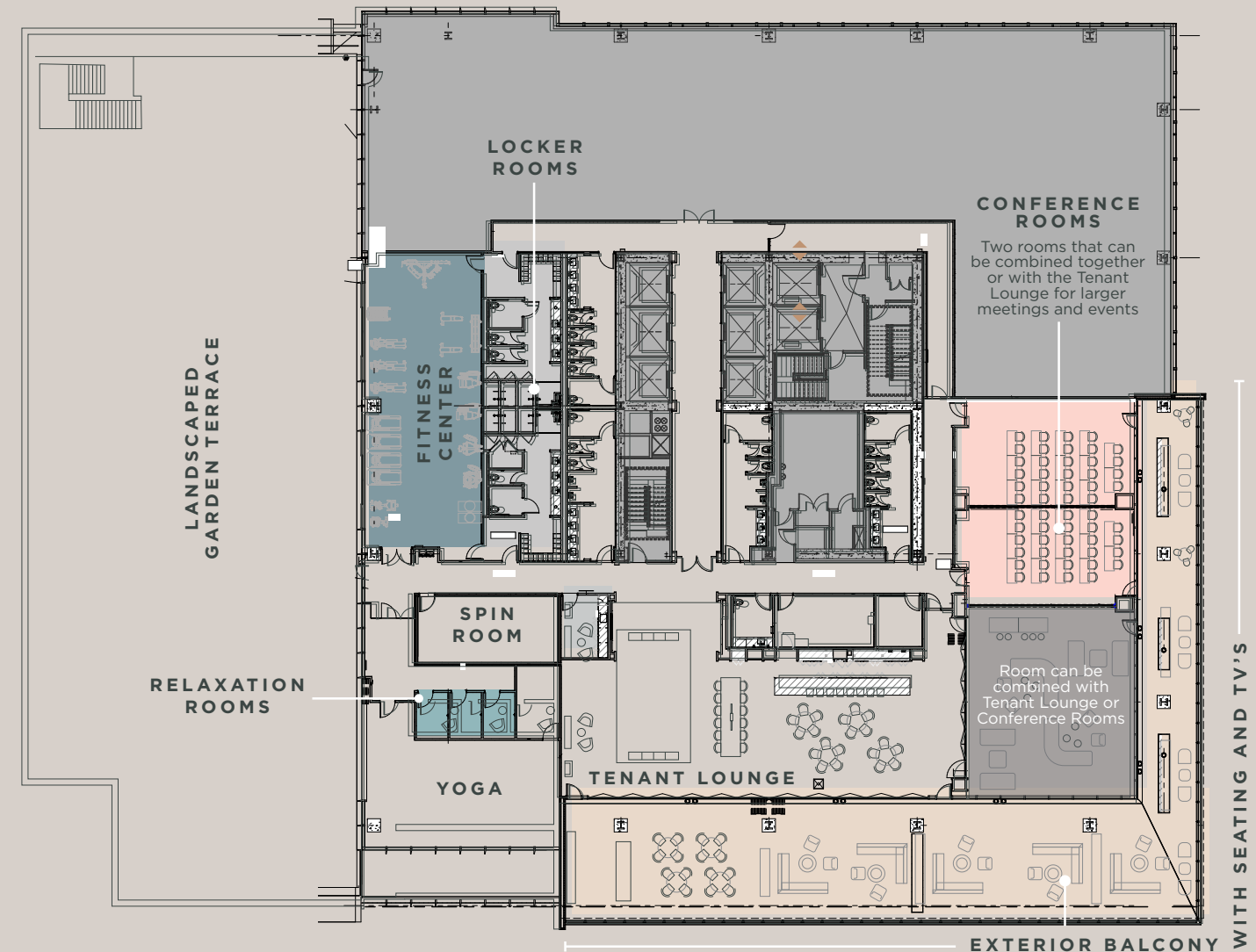
**Premium amenities** include grand lobby, 11th-floor amenity deck, 3,500 SF fitness center, and direct access to Nashville Public Market

**Green landscaped deck** with walking paths, garden spots, and shade trees

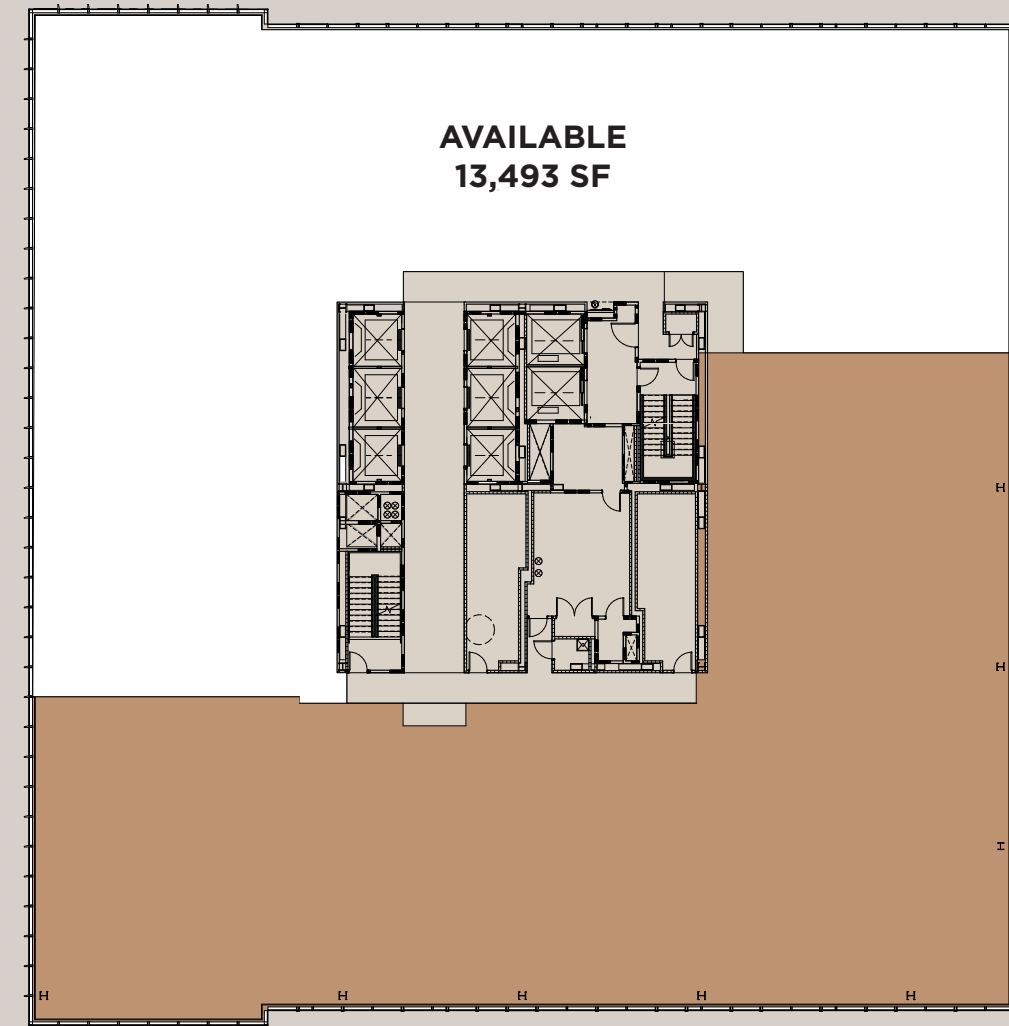
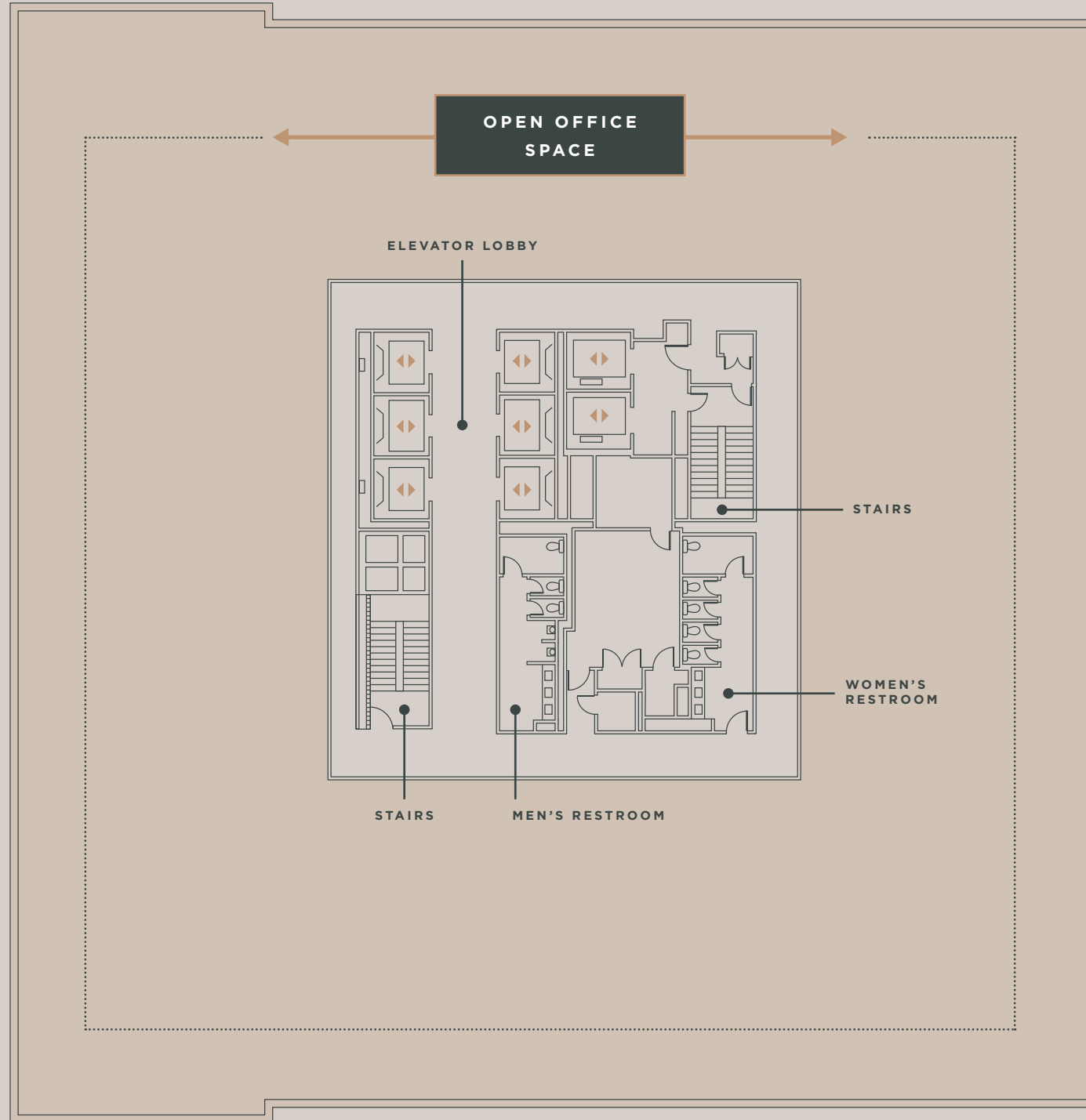
**State-of-the-art meeting and conference room facilities** within Fifth + Broadway

**Work anywhere in the building**, DAS system offering full WiFi and latest technology for office customers

**Adjacent to the Renaissance Hotel** with over 675 rooms/14 suites











SUITE 1620  
5,337 RSF

SUITE 1630  
5,769 RSF

NOT AVAILABLE

### AVAILABLE SPEC SUITES

- SUITE 1620 5,337 RSF
- SUITE 1630 5,769 RSF



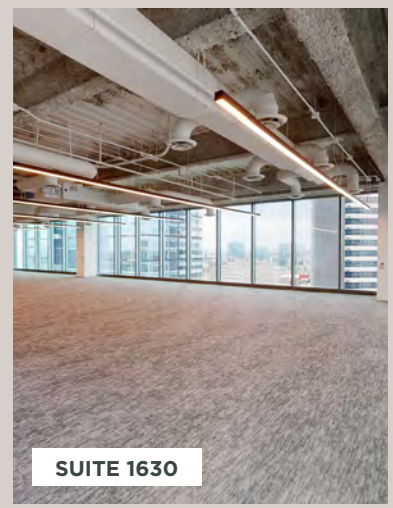
SUITE 1620



SUITE 1620



SUITE 1630



SUITE 1630



SUITE 1630



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