

# RARE LAND OPPORTUNITY

3.06 ACRES FOR SALE  
NEAR DOWNTOWN NASHVILLE

## HIGHLIGHTS

ADDRESS	261 French Landing Drive, Nashville, TN 37228
SUB-MARKET	MetroCenter
ACRES	3.06
BUILDING SIZE	6,635 SF
ZONING	IWD
ASKING	\$3,200,000

Excellent Site for General Office, Call Center, Corporate Headquarters, Car Dealership, Warehousing, Distribution, or Self-Storage.

Flat Topography & Rectangular Configuration



## LOCATION

### EXCELLENT INTERSTATE ACCESS & PROXIMITY TO DOWNTOWN

MetroCenter, consisting of 850 acres, is Nashville's largest master-planned, mixed-use business park. Located within one mile of I-24, I-40, I-65, and I-440 junctions, commercial land in this area is rarely listed for sale. Metro Center is just 13 blocks from Nashville's Central Business District and 12 miles from Nashville International Airport (BNA).

