

A WORLD-CLASS, CREATIVE HUB
IN THE HEART OF NASHVILLE

L&C
TOWER

401 CHURCH STREET

Life and Casualty
L&C

MULTI-MILLION DOLLAR, FULL BUILDING RENOVATION

L & C Tower offers tenants **creative** office space with contiguous blocks ranging from 1,500 - 22,000 SF, at an **excellent value**. The 30-story tower has ready to occupy **spec suites** which feature high end finishes and **soaring views**. The building has a **rich history** as Nashville's first skyscraper and site of Jimi Hendrix's early recordings.





UNIQUE EXPERIENCE



- Elevator Lobby Presence for Tenants of All Sizes
- Tons of Natural Light
- Third Floor Private Terraces
- Existing Partners Include Warby Parker, Satchel Health, 3 Sons Media, & Live Nation
- Creative Lease Structures Available



SPEC SUITES AVAILABLE IMMEDIATELY

OUTSTANDING AMENITIES

L&C Tower is home to Deacon's New South, a modern steak house with southern & global inspiration, and retailers including Dunn Brothers Coffee and Metropolitan Wine.



30TH FLOOR TENANT
SKY LOUNGE & BALCONIES

TENANT ONLY
CONFERENCE CENTER

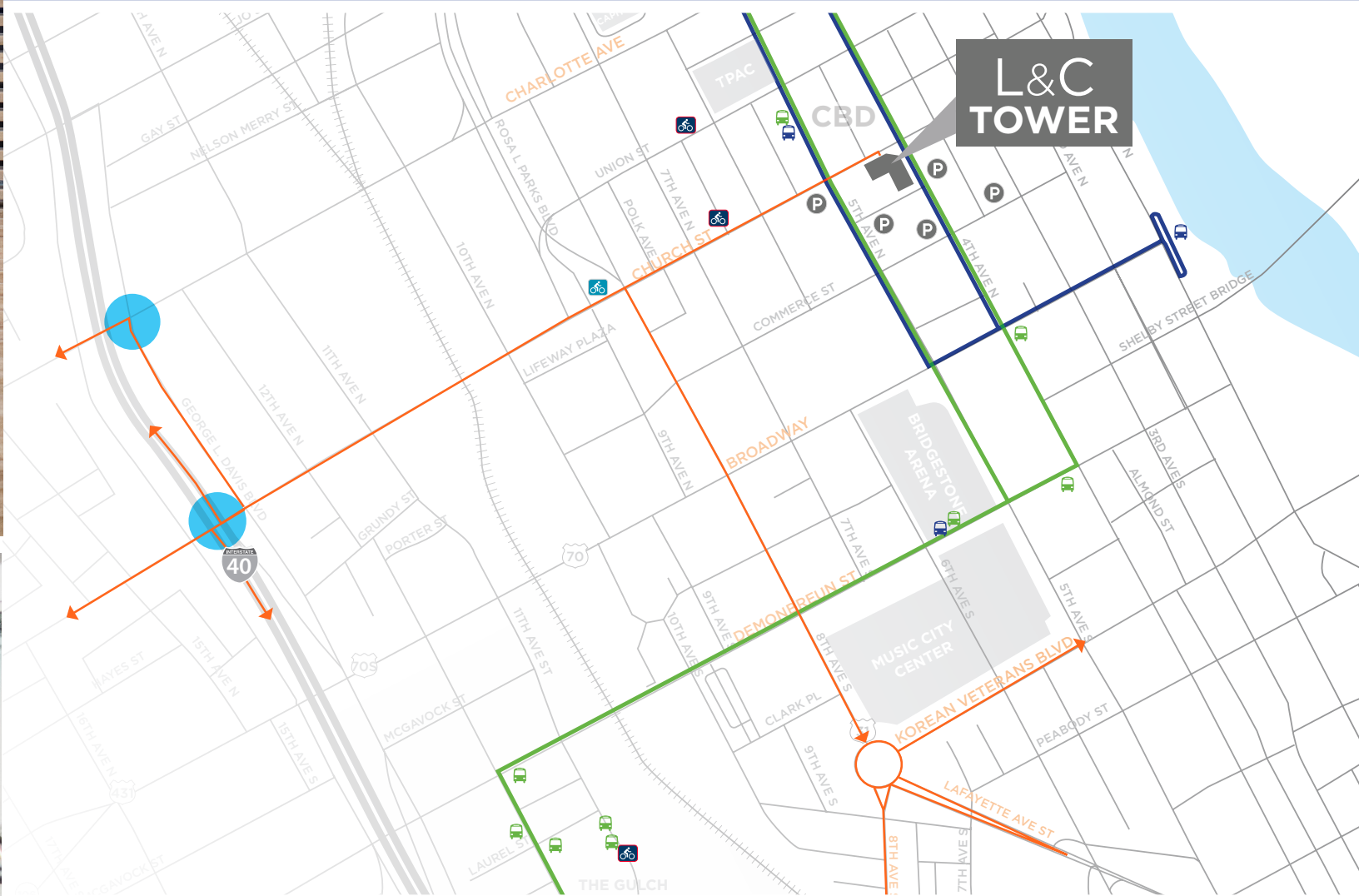


SPA-QUALITY
FITNESS CENTER
WITH SHOWERS & LOCKERS



SUPERIOR LOCATION

IN THE HEART OF DOWNTOWN NASHVILLE



L&C
TOWER

Artery Road Access



Parking



Highway Access



B-cycle Station



Music City Green Circuit



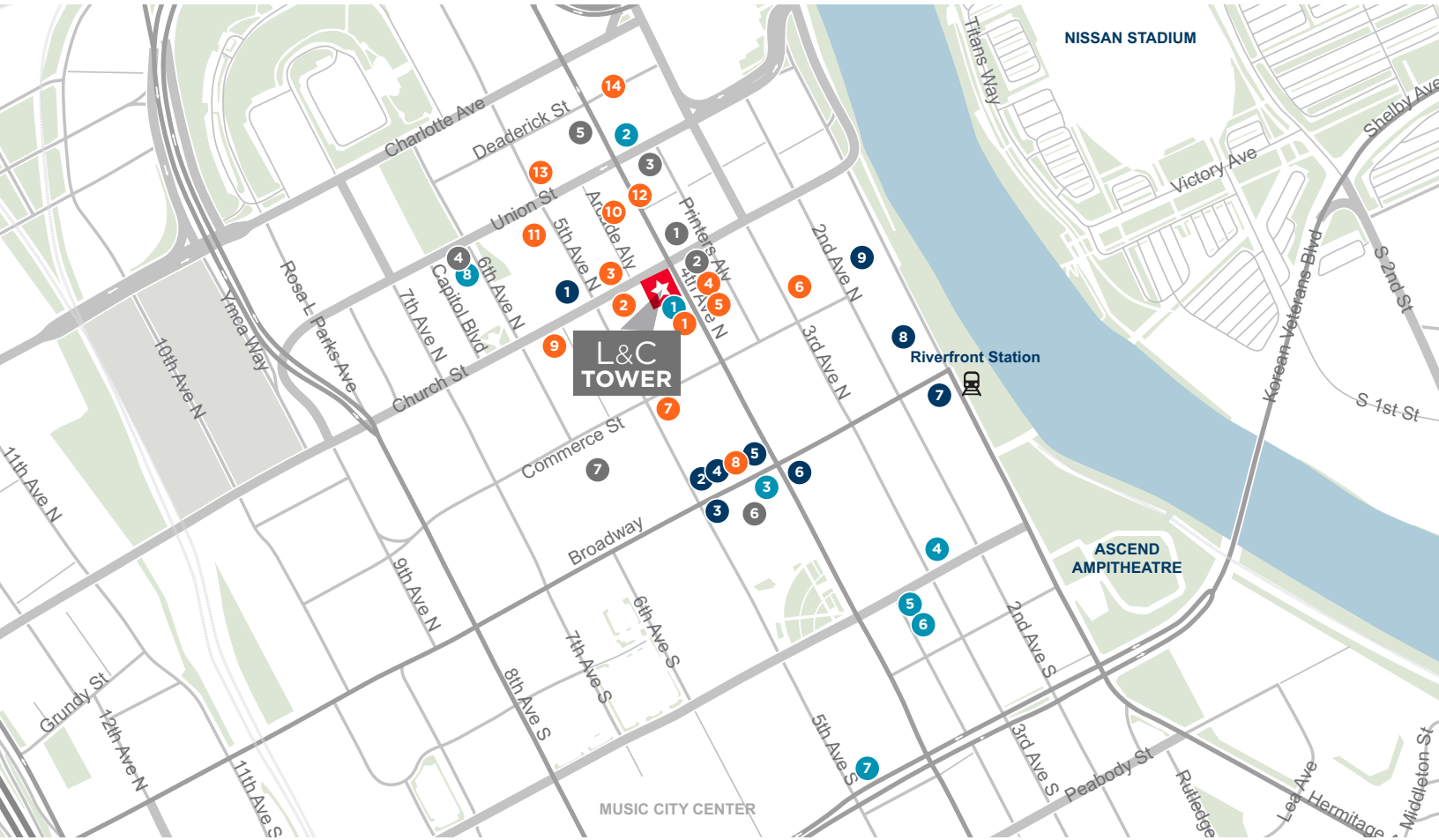
Music City Green Circuit Stops

Music City Blue Circuit



Music City Blue Circuit Stops

A SENSE OF COMMUNITY



THE CULINARY SCENE

- 01 Deacon's New South
- 02 Jeff Ruby's
- 03 Merchants
- 04 The Southern Steak & Oyster
- 05 Etch
- 06 The Farm House
- 07 Bob's Steak and Chop House
- 08 Capitol Grille

COFFEE, QUICK BITES AND MARKETS

- 01 Dunn Brothers Coffee
- 02 H.G. Hill Urban Market
- 03 Starbucks
- 04 Chili Burrito
- 05 Cafe LeCrums
- 06 Another Broken Egg Cafe
- 07 Panera Bread
- 08 Cafe Lula
- 09 Provence Breads & Cafe
- 10 The Arcade - Food Court
- 11 Frothy Monkey
- 12 Wild Eggs
- 13 Lasaters Coffee & Tea
- 14 Street Food Thursdays

HOTELS

- 01 Noelle - Coming Soon
- 02 Courtyard by Marriott
- 03 Hotel Indigo
- 04 Hermitage Hotel
- 05 Doubletree
- 06 Hilton
- 07 Renaissance Nashville

NIGHTLIFE

- 01 Puckett's Grocery & Restaurant
- 02 Tootsie's Orchid Lounge
- 03 Rippy's Smokin' Bar & Grill
- 04 Robert's Western World
- 05 The Stage on Broadway
- 06 Honky Tonk Central
- 07 Acme Feed & Seed
- 08 Wildhorse Saloon
- 09 B.B. King's Blues Club & Restaurant

CIM

Founded in 1994 by a trio of **entrepreneurs** with a vision to invest in urban communities, CIM today is a real estate and infrastructure investment firm that manages approximately **\$18.1 billion*** in assets and possesses the rare combination of significant **scale and scope** with a **commitment** to staying loyal to our urban roots.

REPRESENTATIVE PROJECTS

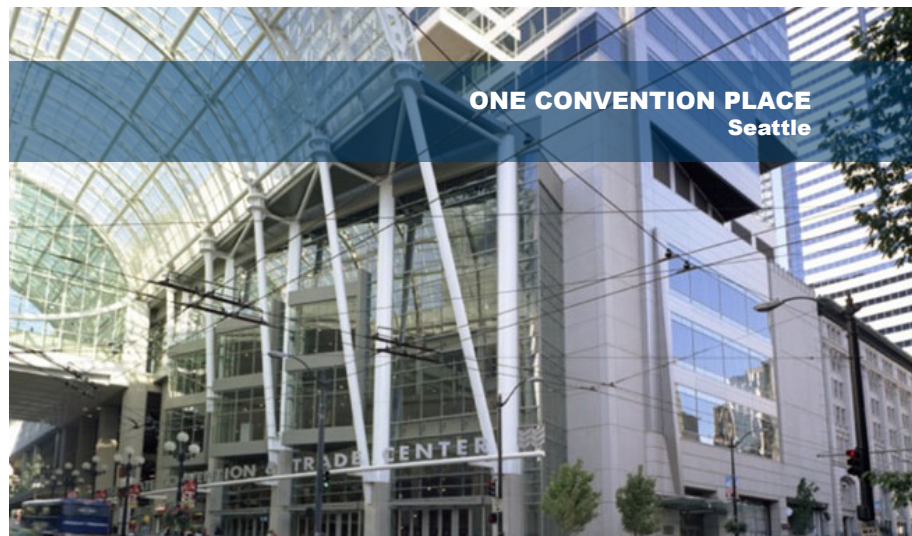
11 MADISON AVENUE
New York City



211 MAIN STREET
San Francisco



ONE CONVENTION PLACE
Seattle





For leasing information, contact:

Jenna Muller, MBA, LEED® AP, CCIM
+1 615 301 2809
jenna.muller@cushwake.com

Rob Lowe, CCIM
+1 615 301 2910
rob.lowe@cushwake.com

Charlie Gibson
+1 615 301 2820
charlie.gibson@cushwake.com