



HIGHLAND *Yards*





 The Douglas Building  The Ellington Building



SITE PLAN





THE DOUGLAS BUILDING

1,345 - 34,759 RSF

RETAIL | OFFICE | RESTAURANT



SAGEMONT REAL ESTATE

TYATES@SAGEMONTRE.COM | 615.268.7724



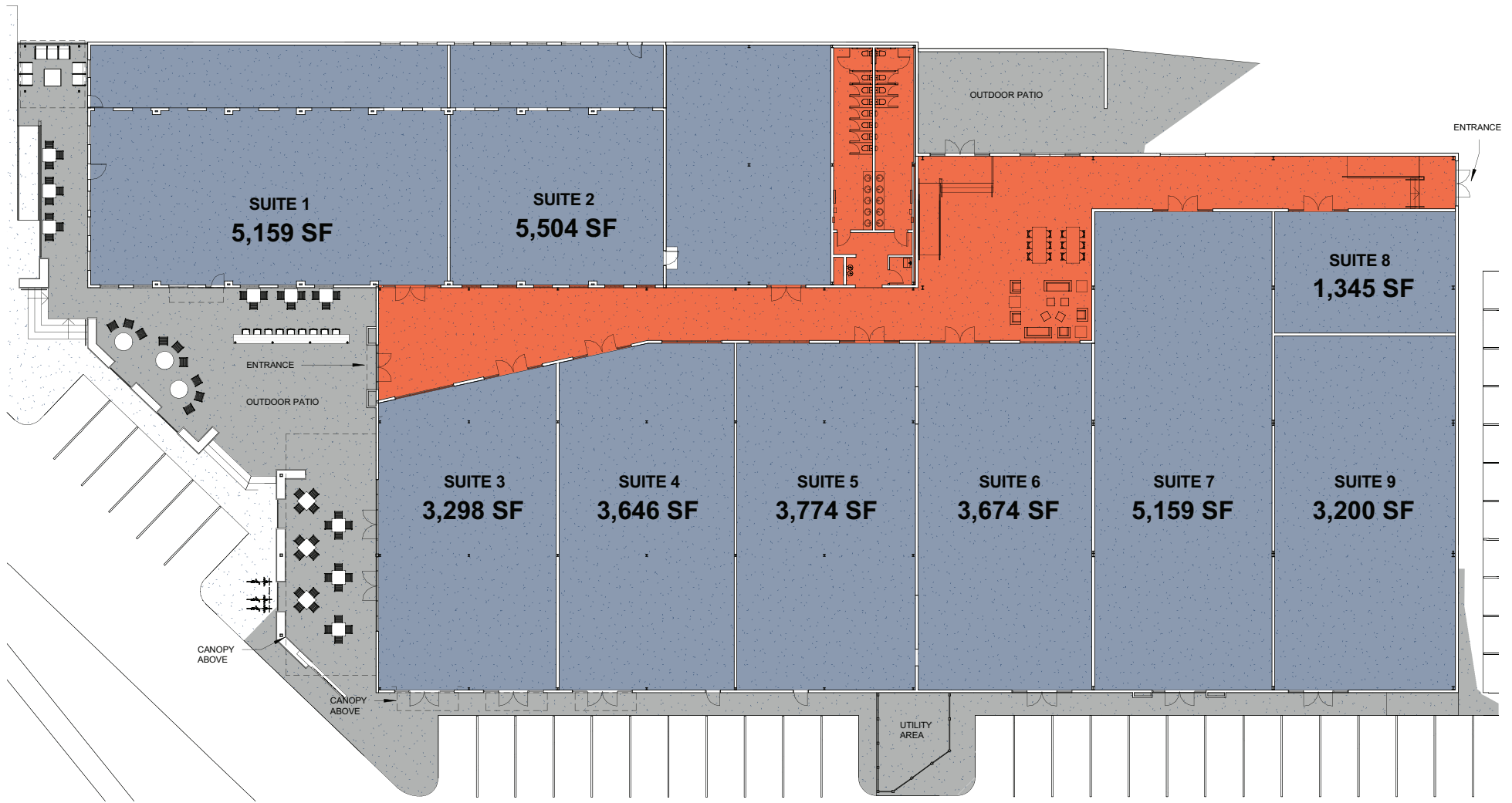
THE DOUGLAS BUILDING

COMMON AREA



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For Lease
 Shared Space
 Outdoor Space



THE DOUGLAS BUILDING

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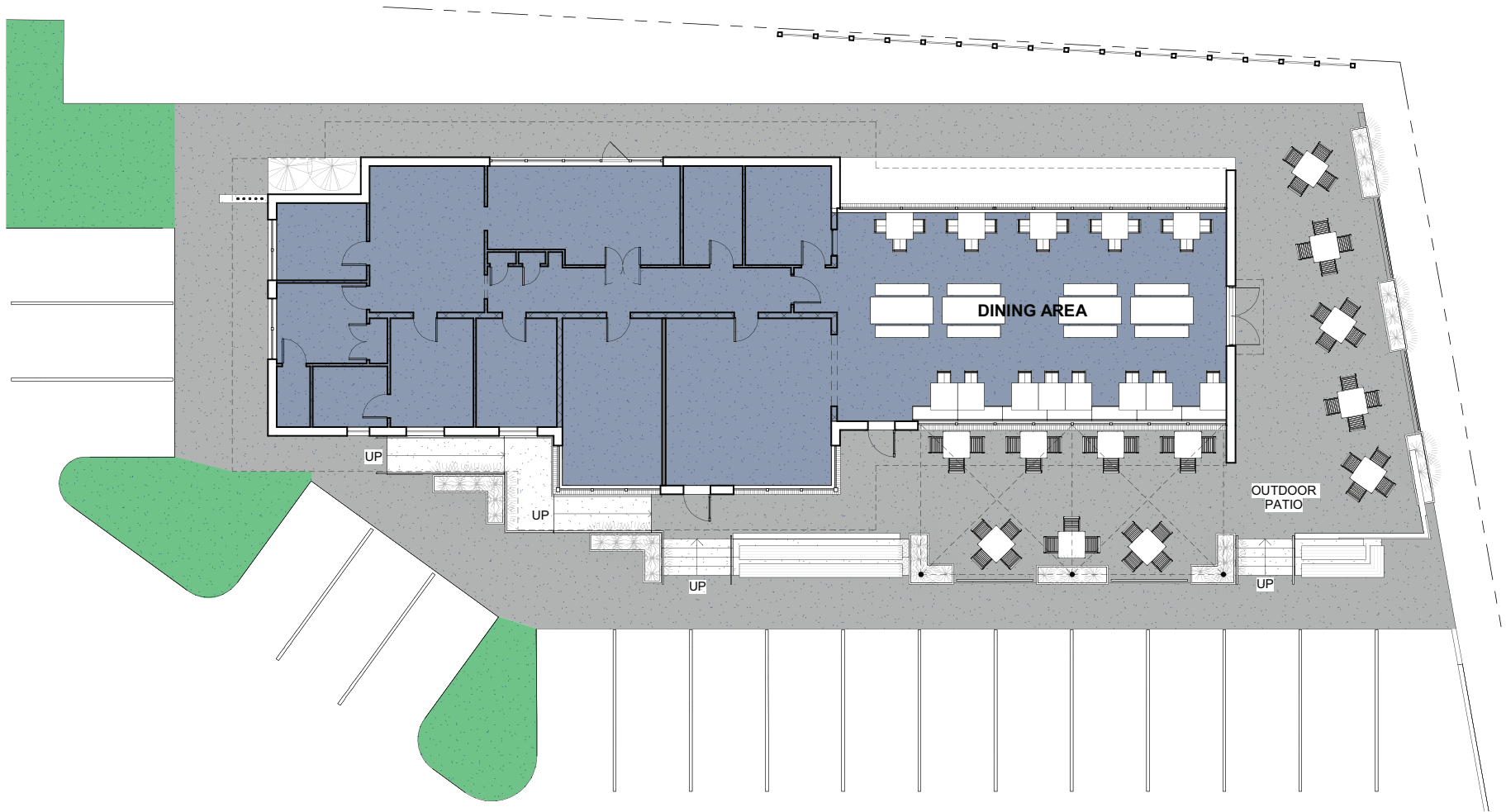
THE ELLINGTON BUILDING

4,300 SF
RESTAURANT



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Indoor Space
 Patio + Outdoor Space



THE ELLINGTON BUILDING
 4,300 SF
 RESTAURANT

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DOWNTOWN NASHVILLE

ELLINGTON PKWY

TO DICKERSON PIKE >>>
TO INTERSTATE 24 >>>

<<< TO GALLATIN AVE

DOUGLAS AVE

ELLINGTON PKWY

MC FERRIN AVE


HIGHLAND
Yards

5 MINUTES OR LESS

- 0.04 miles to Ellington Parkway
- 1.10 miles to Dickerson Pike
- 0.60 miles to Gallatin Ave
- 2.08 miles to Interstate 24
- 2.70 miles to Downtown



CONVENIENT ACCESS

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HIGHLAND HEIGHTS

Located two miles northeast of downtown Nashville, the Highland Heights neighborhood is bounded by Dickerson Pike, Ellington Parkway, Douglas Avenue, and East Trinity Lane.

NEARBY AMENITIES

- Folk - 823 Meridian St
- Madaline Pizza & Pasta - 1224 Meridian St
- Old Made Good - 3701B Gallatin Pike
- The Silli Potato - 308 Douglas Ave
- Shugga Hi Bakery and Café - 1000 Dickerson Pike
- The Pharmacy Burger Parlor & Beer Garden - 731 McFerrin Ave
- East Nashville Beer Works - 320 E Trinity Ln
- Living Waters Brewing - 1056 E Trinity Lane
- Grimey's New & Preloved Music - 1060 E Trinity Lane
- Retrograde Coffee - 1305 Dickerson Pike
- Meridian Street Café - 1800 Dickerson Pike
- Roxy Theater - 827 Meridian St
- BarkPark - 800 Meridian St



Folk



Old Made Good



The Silli Potato



The Pharmacy



East Nashville Beer Works



Grimey's



Retrograde Coffee



Roxy Theater



Bark Park



NEIGHBORHOOD OVERVIEW



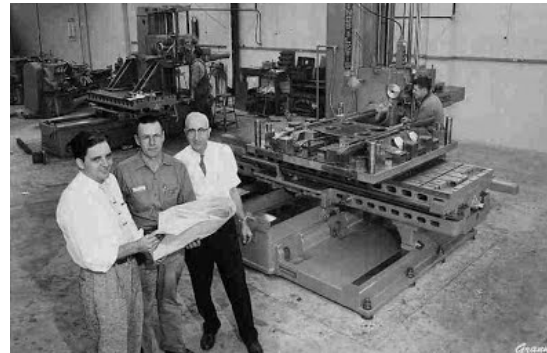
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HIGHLAND YARDS

This development lives and breathes through the history of the craftsmen, makers, and engineers that have occupied the buildings through the years .

Vaughn Manufacturing began its operations at the site in 1930 and continued there until its relocation in 2019. Highland Yards will honor the rich and inspirational history of the site by making it a modern gathering place for the community to dine, work, and shop.



INSPIRATIONAL HISTORY

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HIGHLAND *Yards*

TRENT YATES

tyates@sagemontre.com

615.268.7724



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