

1 MUSIC CIRCLE SOUTH

ONLY A FEW SPACES REMAIN:

4TH FLOOR - 4,730 SQ FT

3RD FLOOR - 2,883 SQ FT

2ND FLOOR - 24,696 SQ FT

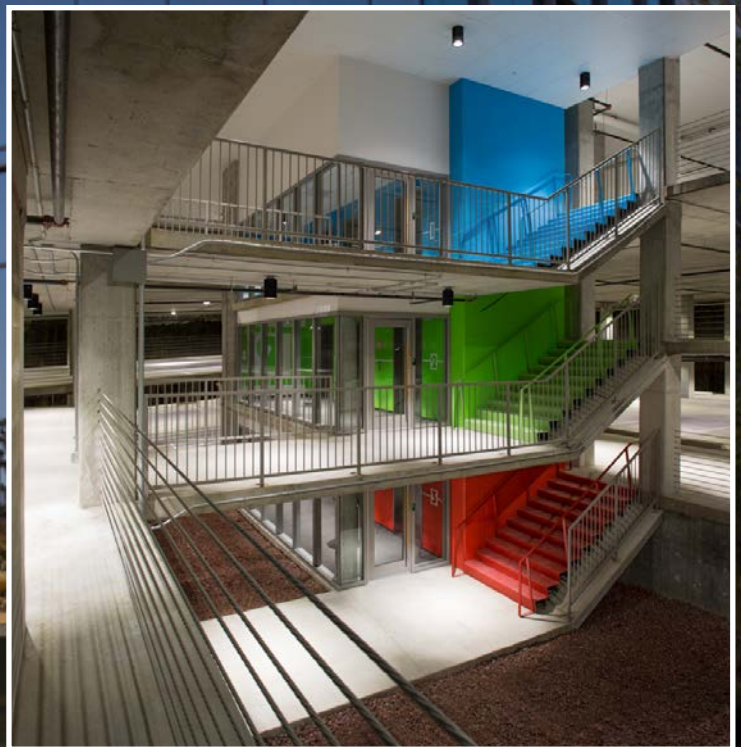
1ST FLOOR - 9,985 SQ FT



1 MUSIC CIRCLE SOUTH

One Music Circle South is conveniently located just off Music Row with direct access to the Gulch and a full complement of restaurants, bars, shopping and housing options nearby. Quick and unencumbered access to and from downtown Nashville allows easy commuting and connectivity. Building amenities include bike storage, showers, covered and reserved parking beneath the building and drive through porte cochere for drop off and pick up.

- Class A Boutique Office in Music Row
- 107,840 SF - 42,294 Total SF Available
 - Level 5 23,767 SF Leased
 - Level 4 19,966 SF Leased
 - 4,730 SF Available
 - Level 3 21,813 SF Leased
 - 2,883 SF Available
 - Level 2 24,696 SF Available
 - Level 1 9,985 SF Available
- 3/1000 Covered and Secured Parking
- Conveniently located just off Music Row
- Direct Walking Access to Demonbreun Street and The Gulch, restaurants, bars and shopping
- Unencumbered access to downtown and interstates
- Amenities include:
 - Bicycle Storage
 - Showers and Lockers
 - Covered Parking
 - On-site Security



1 MUSIC CIRCLE SOUTH, NASHVILLE, TENNESSEE 37203
ONEMUSICCIRCLESOUTH.COM

1 MUSIC CIRCLE SOUTH



Amenities

17 Restaurants | 24 Bars | 1,500+ Apartment Units
Within a 1/2 mile walking distance
Demonbreun - 4 Minutes
Gulch - 9 Minutes



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PANATTONI®

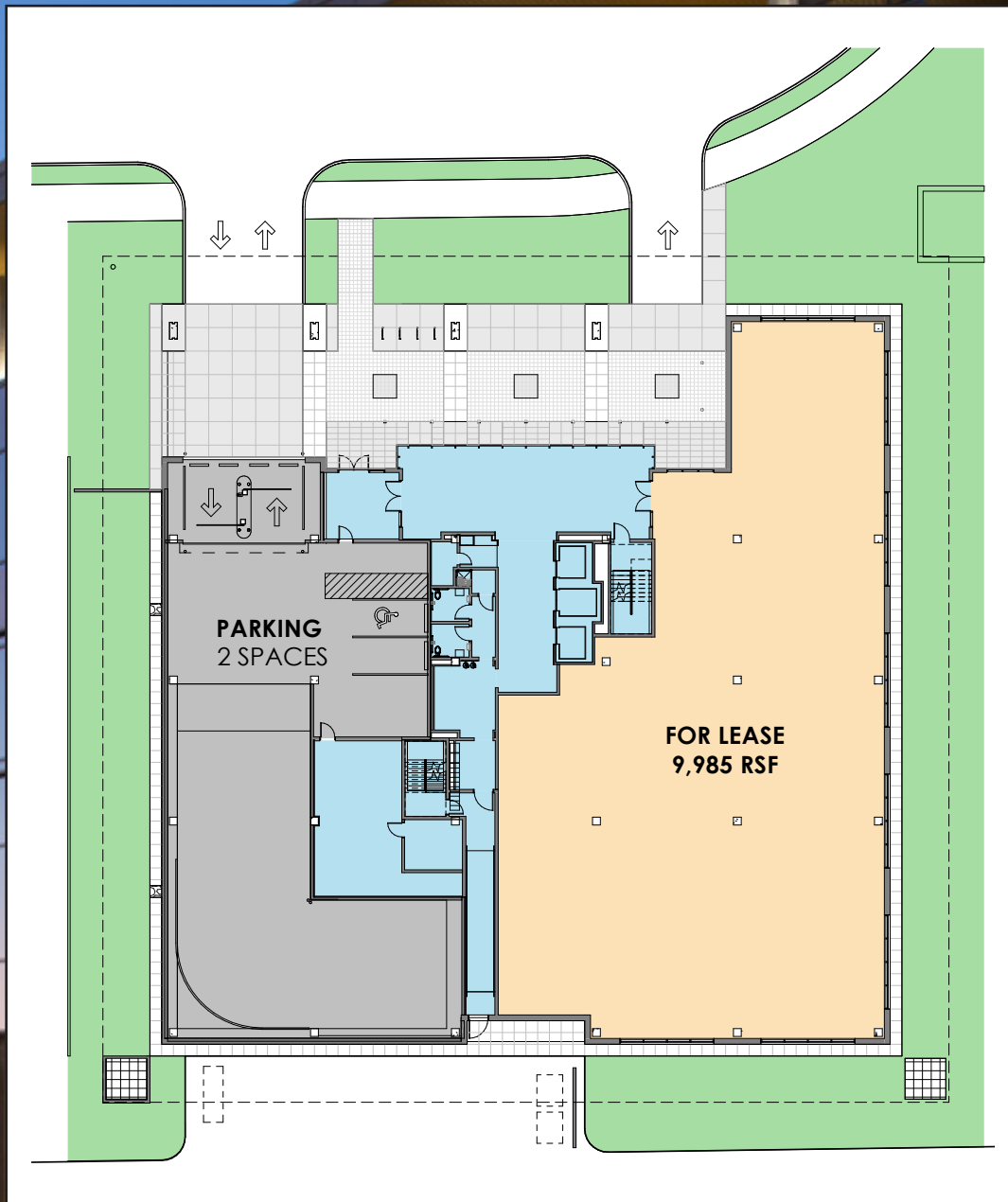
TUCK•HINTON
ARCHITECTS



Janet Sterchi
Doug Ryan
615.850.2700

1 MUSIC CIRCLE SOUTH

LEVEL 1



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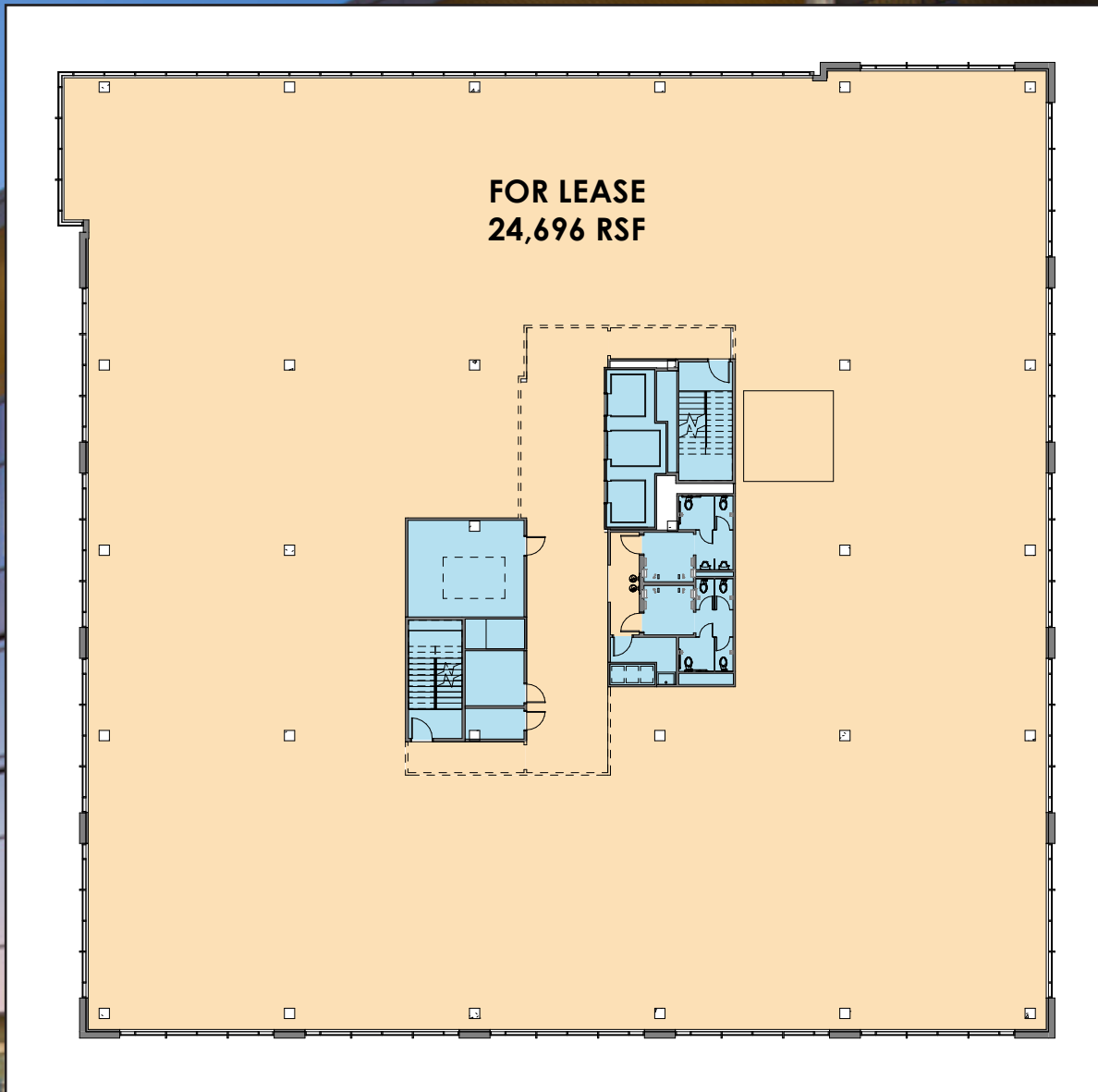
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LEVEL 2



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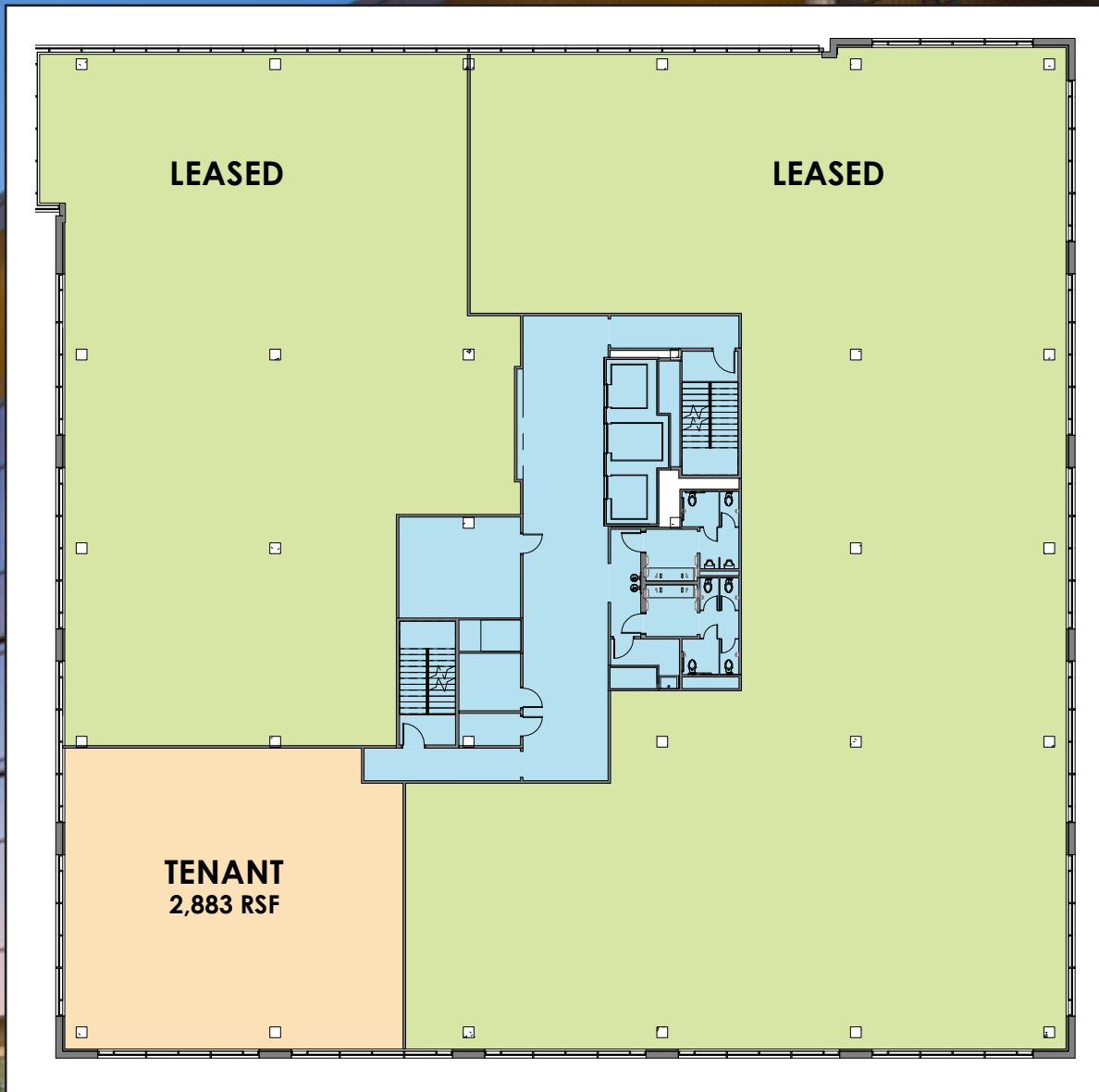
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LEVEL 3



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LEVEL 4



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