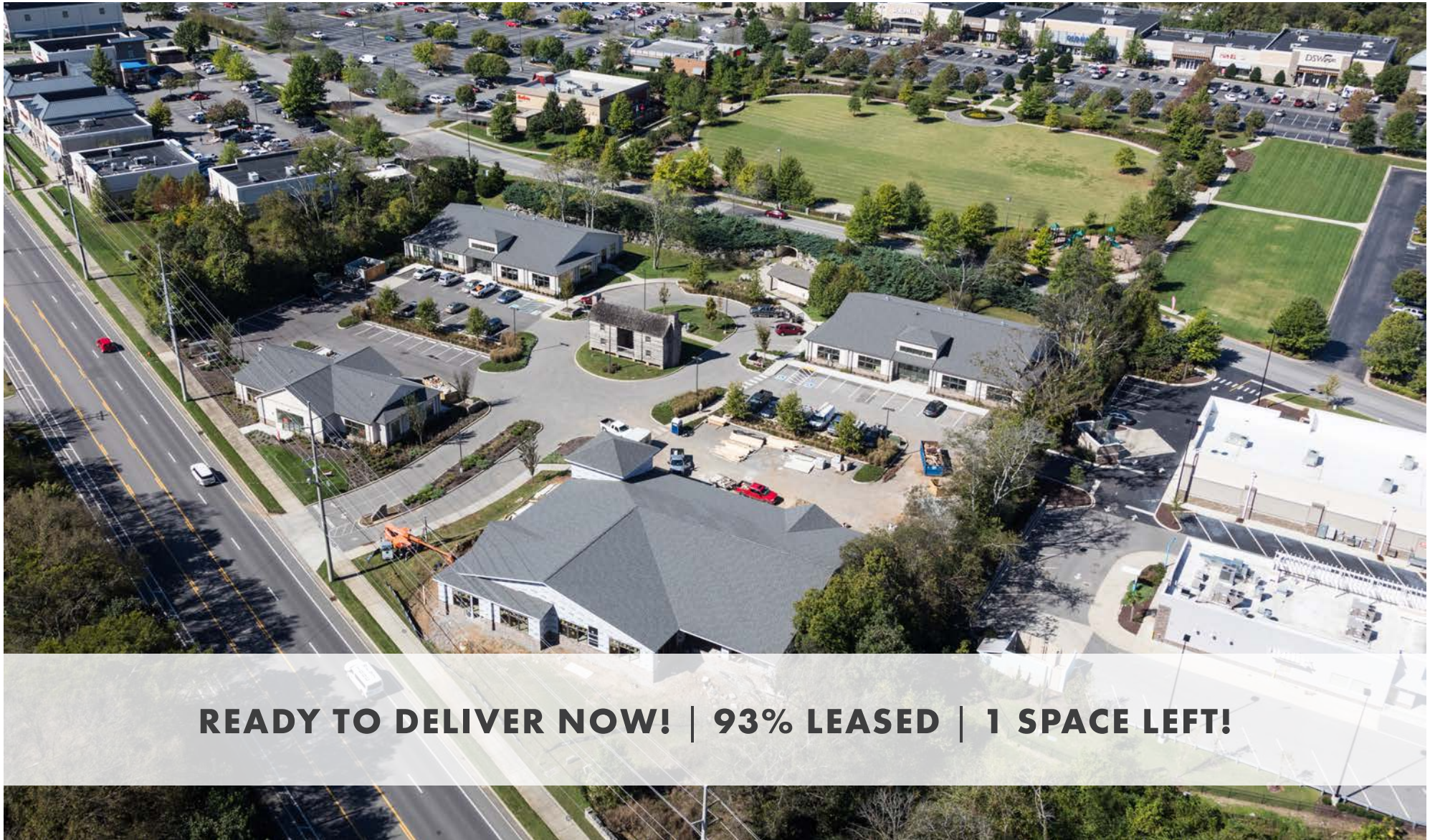


MEDICAL/OFFICE SPACE
FOR LEASE

HILL COMMONS
@ NASHVILLE WEST



READY TO DELIVER NOW! | 93% LEASED | 1 SPACE LEFT!

OVERVIEW

HILL COMMONS
@ NASHVILLE WEST

HIGHLIGHTS

ADDRESS	6730-6746 Charlotte Pike, Nashville, TN 37209
SUB-MARKET	West Nashville
USE	Class-A Office Buildings
SIZE	4 Buildings ±33,000 SF
AVAILABLE	1 Space 1,948 SF SEE ATTACHED SITE PLAN

ADDITIONAL NOTES:

- In Walking Distance to Nashville West Shops & Restaurants
- Ample Parking Available
- Historic Robertson Home Relocated to the Center of the Park



DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
POPULATION	6,870	39,875	120,090
# HOUSEHOLDS	2,844	17,944	55,327
AVG. HOUSEHOLD INCOME	\$81,249	\$98,083	\$98,994
MEDIAN AGE	36.2	38.5	36.3

Projected 2021 Population: 7,418 / 42,396 / 127,479

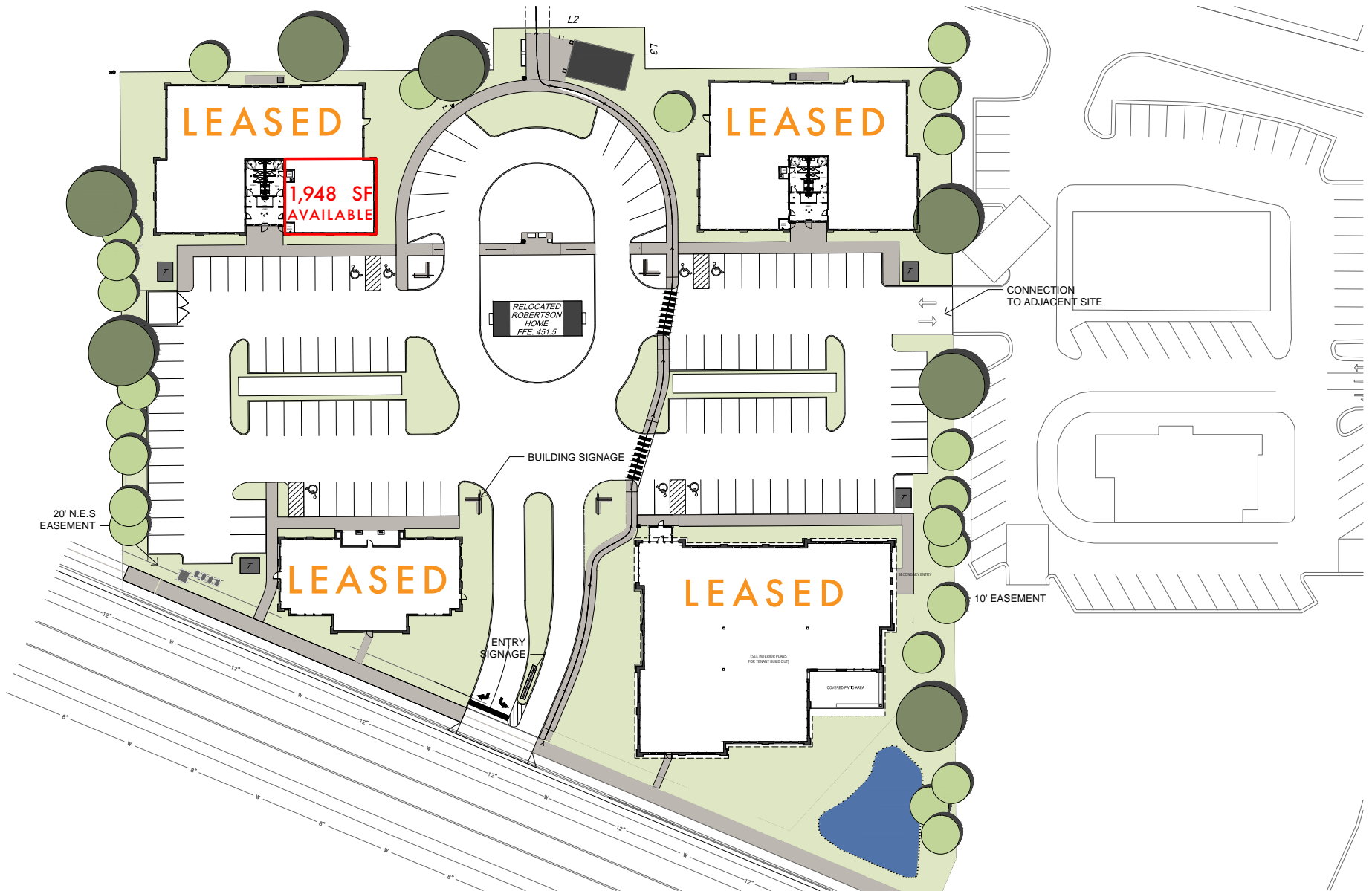
Projected 2021 Avg. Household Income: \$90,516 / \$109,645 / \$111,469

(1 Mile / 3 Mile / 5 Mile)

TRAFFIC COUNTS: 20,221 @ Charlotte Pike/Nashville West Shopping Center

SITE PLAN

HILL COMMONS
@ NASHVILLE WEST



TRADE AREA

HILL COMMONS
@ NASHVILLE WEST

