



5 CITY BLVD

NASHVILLE



WORKSPACE RENEWED



BUILDING
04-17

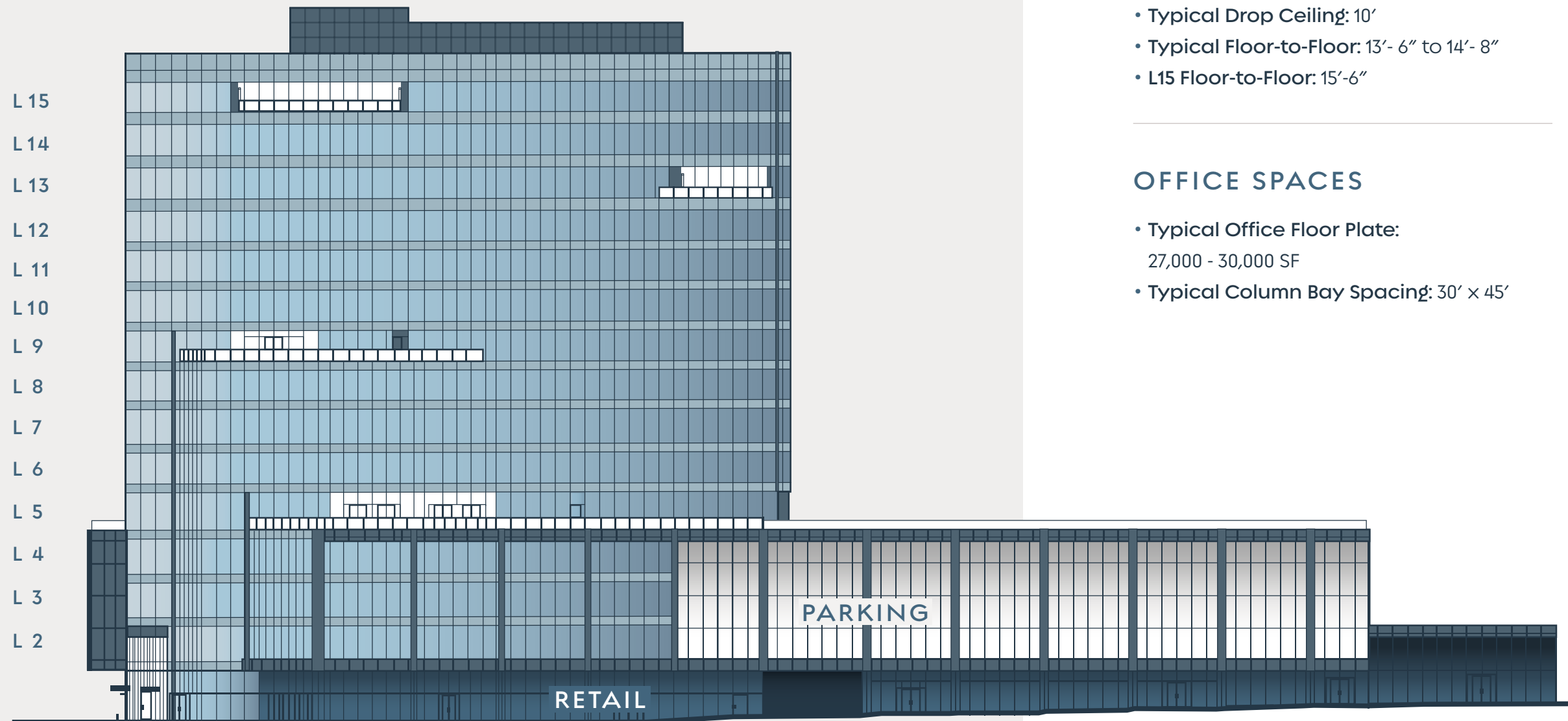
LOCATION
18-25

TEAM
26-29

5 City Blvd is a cutting-edge commercial development designed to give tenants a place as innovative and forward-thinking as they are.



DETAILS



SIZE

- Total Rentable Office: 334,013 SF
- Rentable Retail: 17,000 SF
- Height: 15 Stories; 239'

FLOOR HEIGHTS

- Typical Drop Ceiling: 10'
- Typical Floor-to-Floor: 13'- 6" to 14'- 8"
- L15 Floor-to-Floor: 15'-6"

OFFICE SPACES

- Typical Office Floor Plate:
27,000 - 30,000 SF
- Typical Column Bay Spacing: 30' x 45'

ELEVATORS

- High-Speed Passenger: 5
- Dedicated: 1
- Split Service: 1

PARKING

- Levels: 1 Below Grade; 5 Above Grade
- Total Stalls: 900+

TERRACES

- L5: 2,800 SF - Shared
- L9: 1,900 SF - Private
- L13: 688 SF - Private
- L15: 958 SF - Private

AMENITIES

- Flex Conference Center (L5)
- Concierge Service
- State-of-the-Art Fitness Facilities (L5)
- Shared Cafe Lounge (L5)
- Fully-Stocked Catering Kitchen (L5)
- Over 900 Onsite Parking Stalls
- Bike Room
- 24/7 Security
- LEED Certification

GROUND FLOOR

[Click Icon to View Renderings](#)

17,000 SF RENTABLE RETAIL

STATE OF THE ART LOBBY

24 HOUR RECEPTION
AND SECURITY

DESTINATION DISPATCH
ELEVATORS

DIRECT RETAIL
CONNECTIVITY





AMENITY FLOOR

9,000 SF Amenity
3,600 SF Terrace

WORK LOUNGE

CONFERENCE CENTER

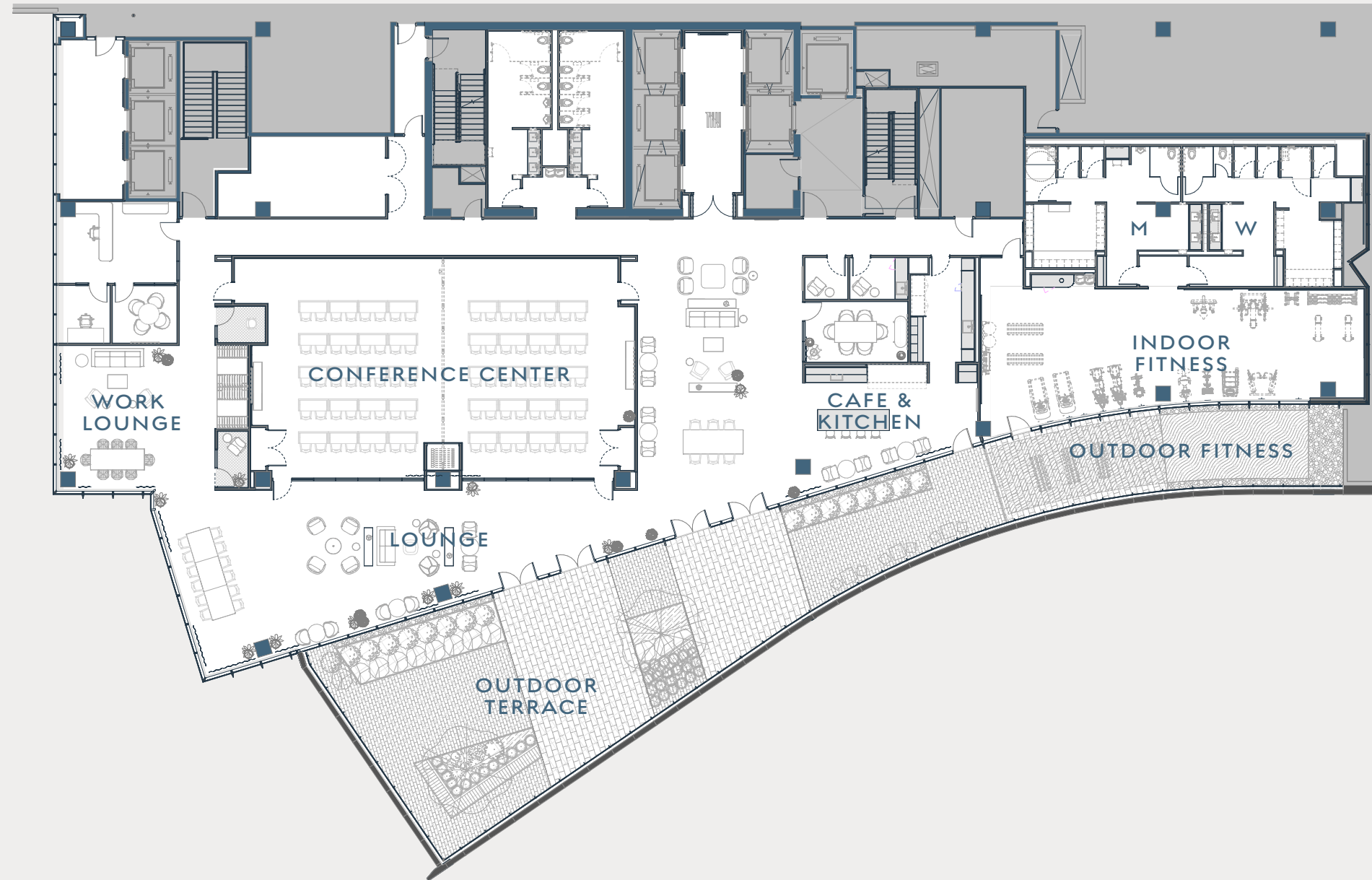
SHARED LOUNGE

CAFE & KITCHEN

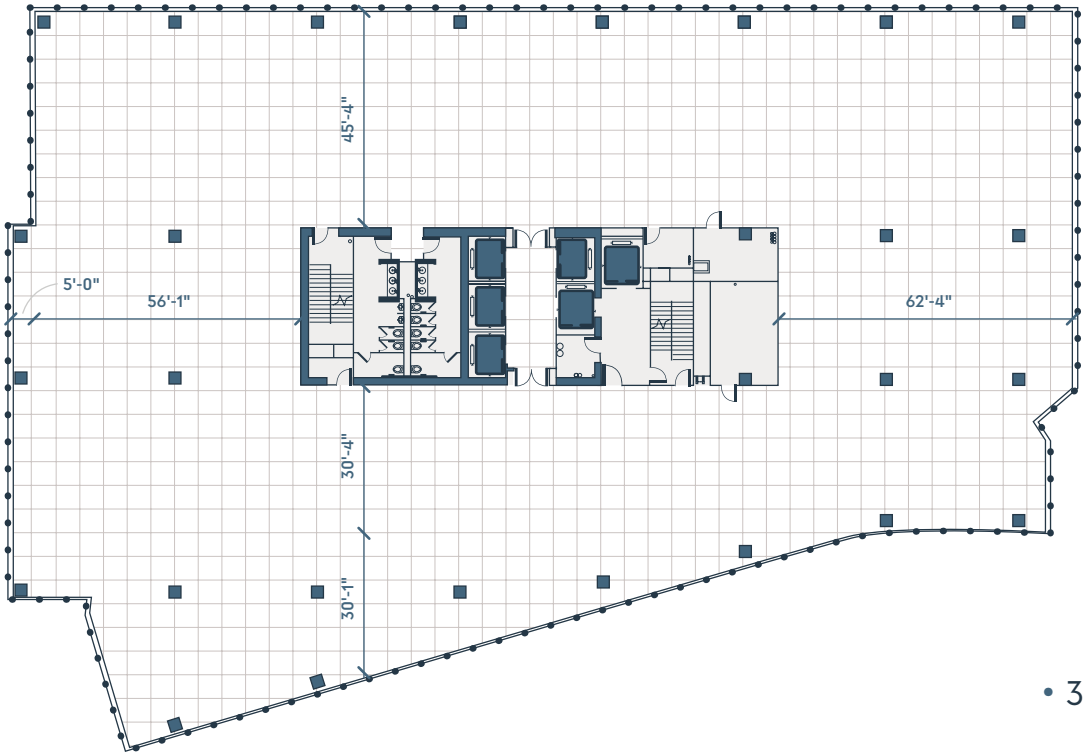
INDOOR FITNESS

OUTDOOR FITNESS

OUTDOOR TERRACE

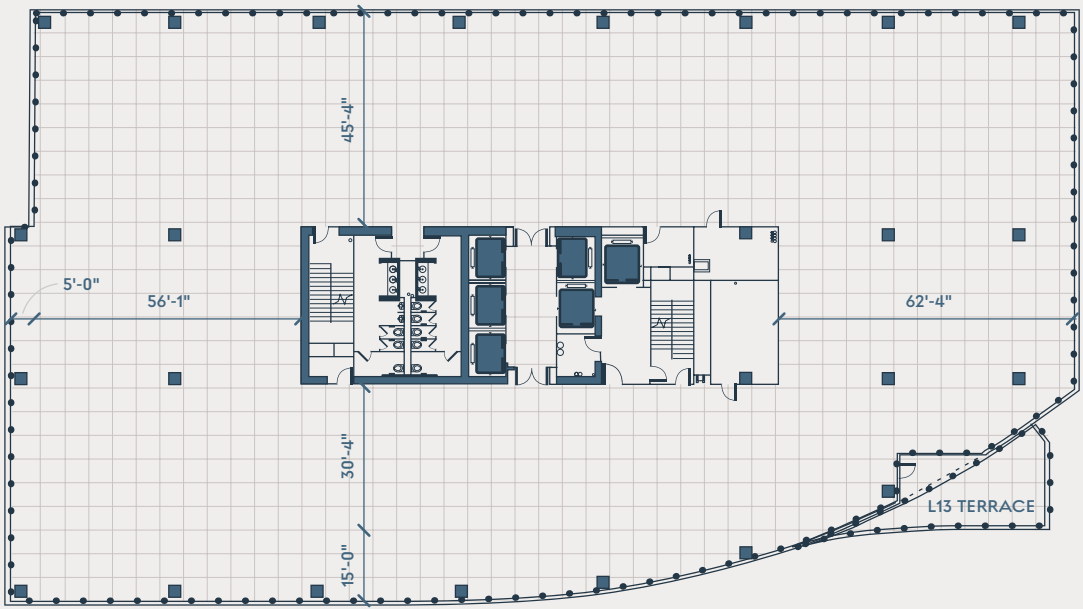


FLOOR PLATES



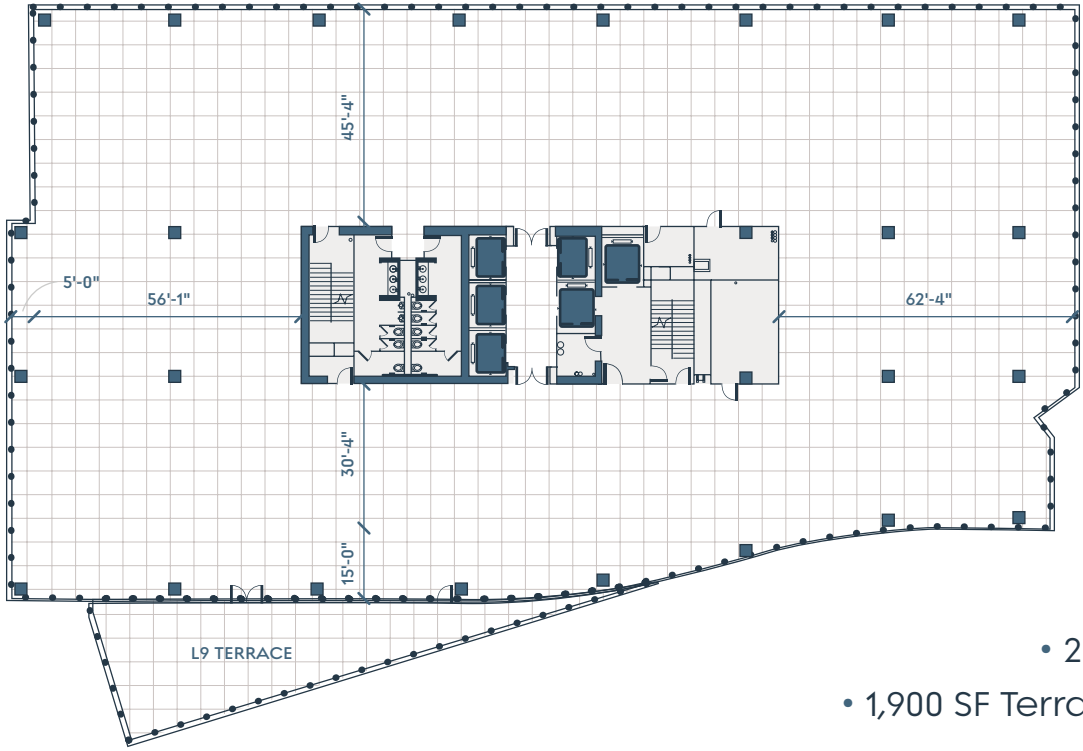
L6-8

• 30,740 SF



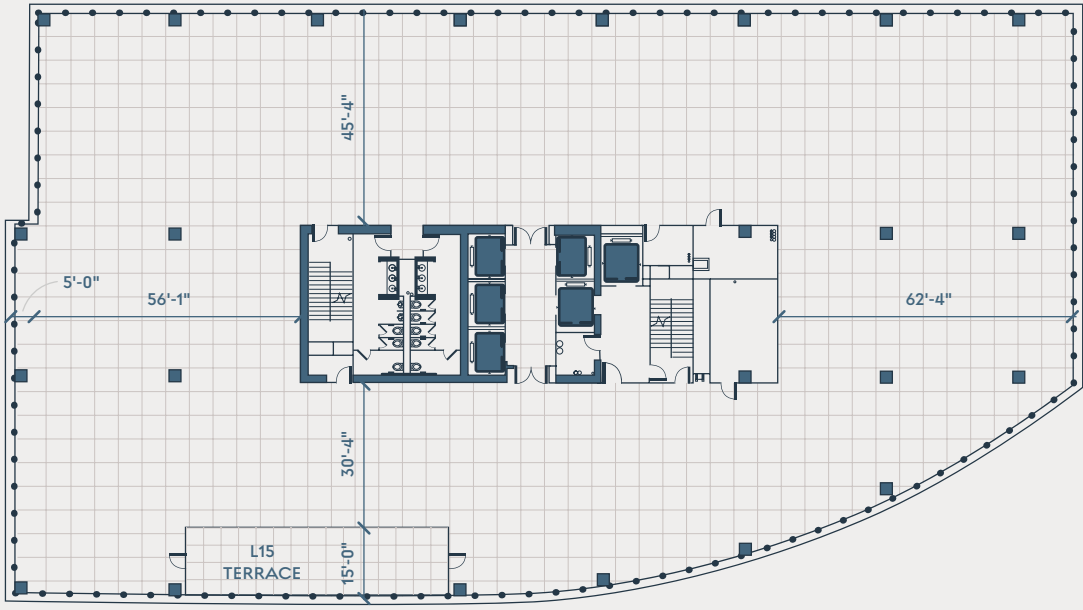
L13-14

• 27,947 Gross SF + 688 SF Terrace (L13)
• 28,073 SF (L14)



L9-12

• 28,700 SF
• 1,900 SF Terrace (L9)

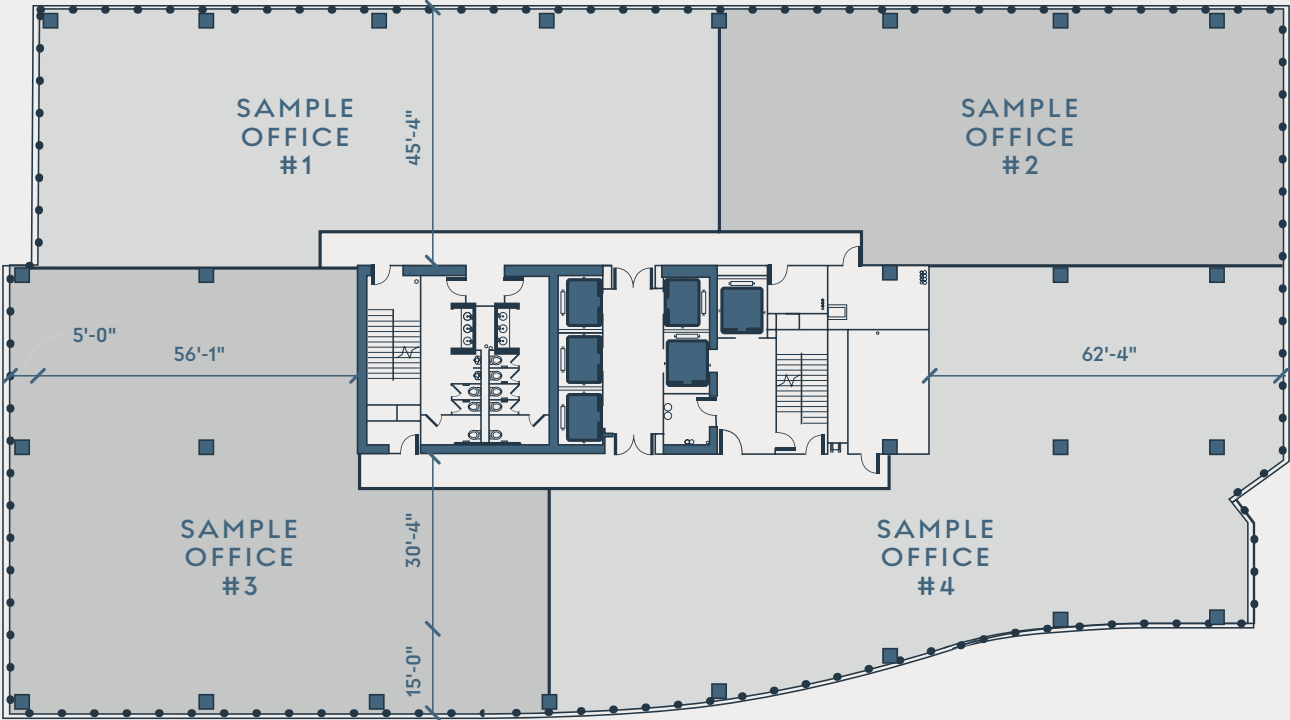


L15

• 26,766 SF
• 958 SF Terrace



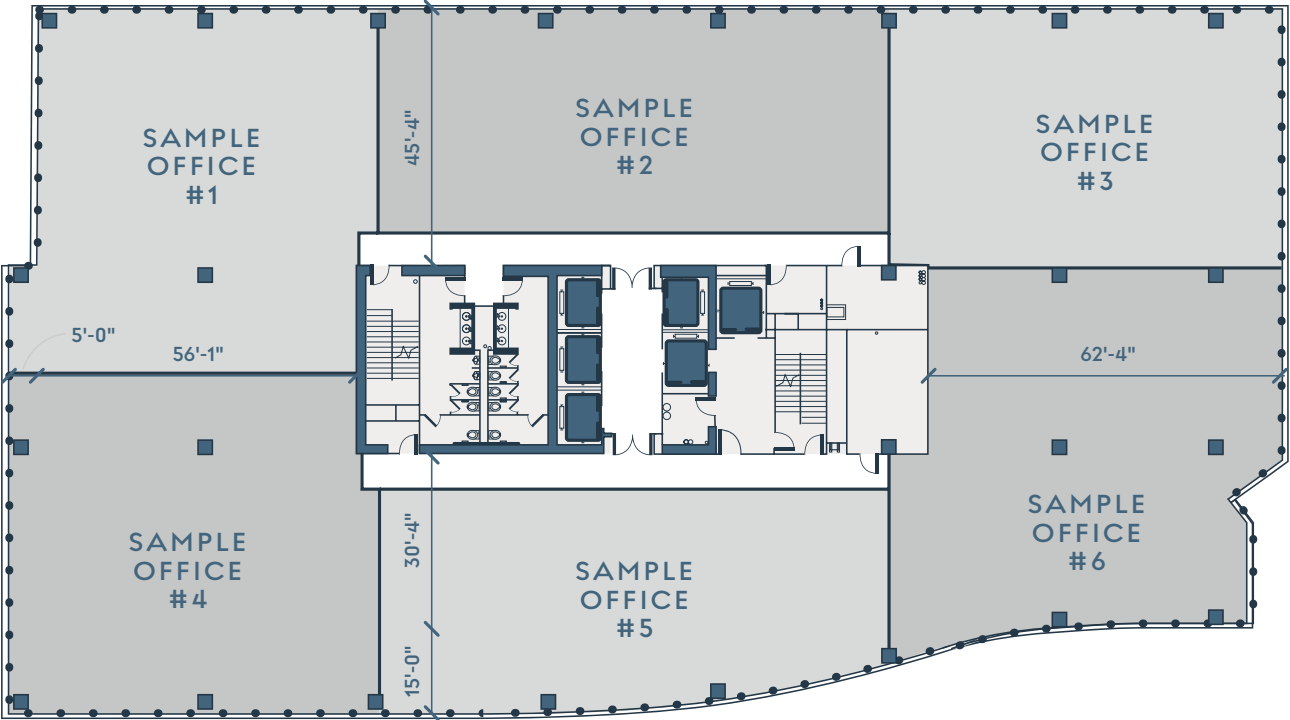
OFFICE SPACES



Sample 4-Tenant Layout

SAMPLE OFFICE #1 5,100 SF SAMPLE OFFICE #3 6,220 SF

SAMPLE OFFICE #2 4,440 SF SAMPLE OFFICE #4 6,420 SF



Sample 6-Tenant Layout

SAMPLE OFFICE #1 5,100 SF SAMPLE OFFICE #4 6,420 SF

SAMPLE OFFICE #2 4,440 SF SAMPLE OFFICE #5 6,420 SF

SAMPLE OFFICE #3 6,220 SF SAMPLE OFFICE #6 6,420 SF



Set between Nashville's bustling Midtown and burgeoning West Side, 5 City Blvd will not only connect people, but also offer unparalleled access and convenience.



SITE

OFFICE

- 1 5 City Blvd
- 2 8 CITY BLVD

RESIDENTIAL

- 1 Broadstone Centennial
- 2 The Shay Apartments

FOOD + BEVERAGE

- 1 A. AVO
- 2 A. KOKOS Ice Cream
B. SandBar Nashville
- 3 A. Sump Coffee
B. Pastaria

← INGRESS

→ EGRESS

-- onecITY

HOTEL

- 1 Element Nashville Vanderbilt West End

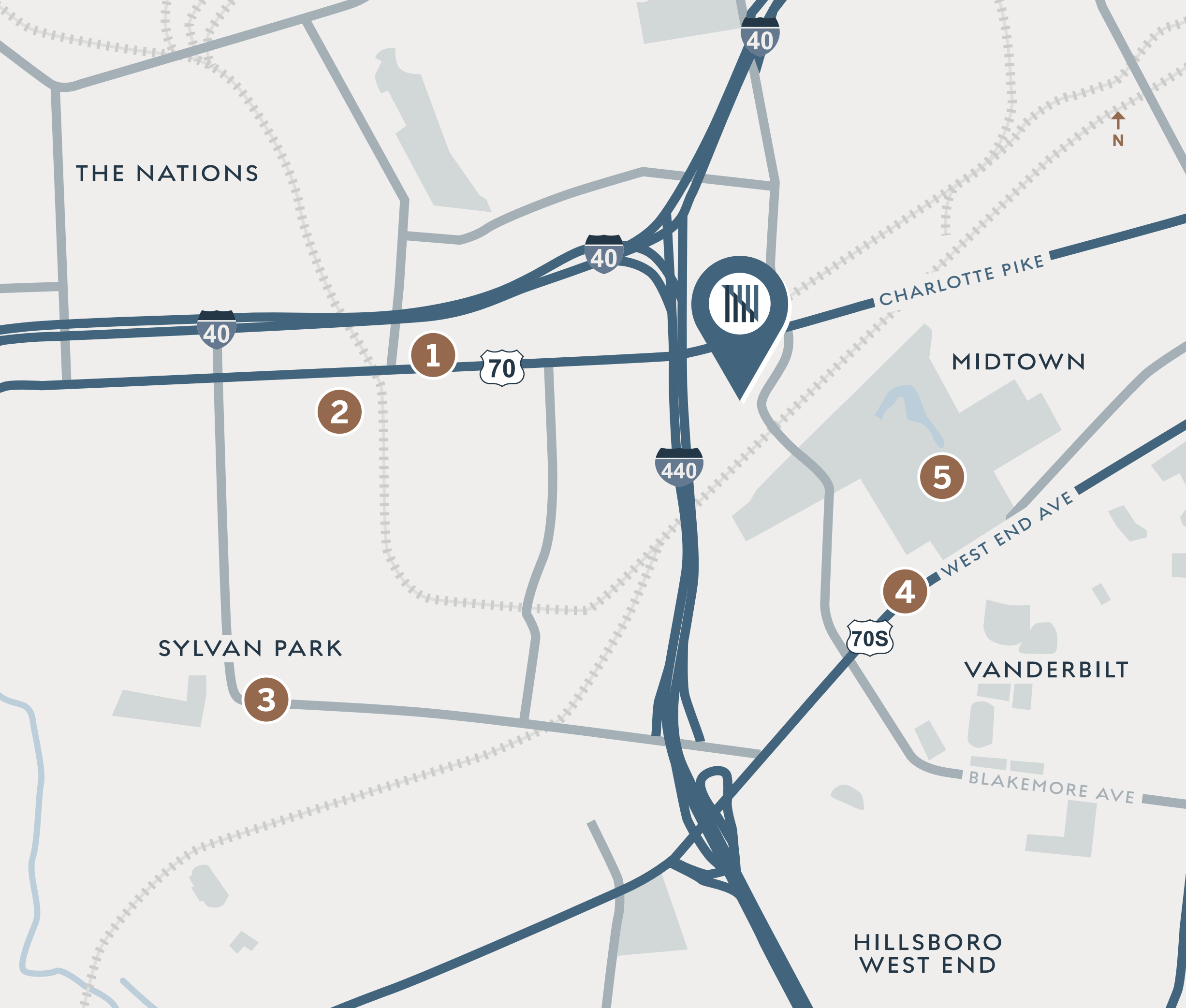
PUBLIC SPACES

- 1 Community Table
- 2 The Watershed
- 3 The Yard
- 4 Sand Courts

PARK

- 1 Indoor
- 2 Outdoor





LOCAL AMENITIES

- 1** A. L & L Market
B. Gracie's Milkshake Bar
C. Five Daughters Bakery/L&L Market
D. Culture + Co.
E. Honest Coffee Roasters
F. CYCLEBAR
G. Taco Chela
H. Thai Ni Yom
I. Savory Spice Shop
J. PennePazze
K. Bold Patriot Brewing Company
- 2** A. Sylvan Supply
B. Double Dogs Restaurant
C. Five Points Pizza West
D. Bearded Iris - Sylvan Supply
E. Radish Kitchen
F. 8th & Roast
G. Green Pea Salon West
H. Otaku Ramen West
I. Another Broken Egg Cafe
J. Punk Wok
K. Barista Parlor - Sylvan Supply
L. Woodland Wine Merchant - Sylvan Park
M. Red Perch
- 3** A. Edley's Bar-B-Que
B. Star Bagel Cafe
C. McCabe Pub, Inc.
D. Pancho & Lefty's Cantina
E. Neighbors of Sylvan Park
F. Park Cafe
G. Lola
- 4** A. BrickTop's
B. Stoney River Steakhouse & Grill
C. Chipotle Mexican Grill
D. Taziki's Mediterranean Cafe - West End
E. Walgreens
F. Starbucks
- 5** A. Centennial Park
B. The Parthenon
C. Centennial Park Pavilion
D. Centennial Park Volleyball Courts
E. Centennial Park Event Center Pavilion
F. Sunken Garden
G. Centennial Performing Arts Studios
H. Metro Parks Centennial Art Center

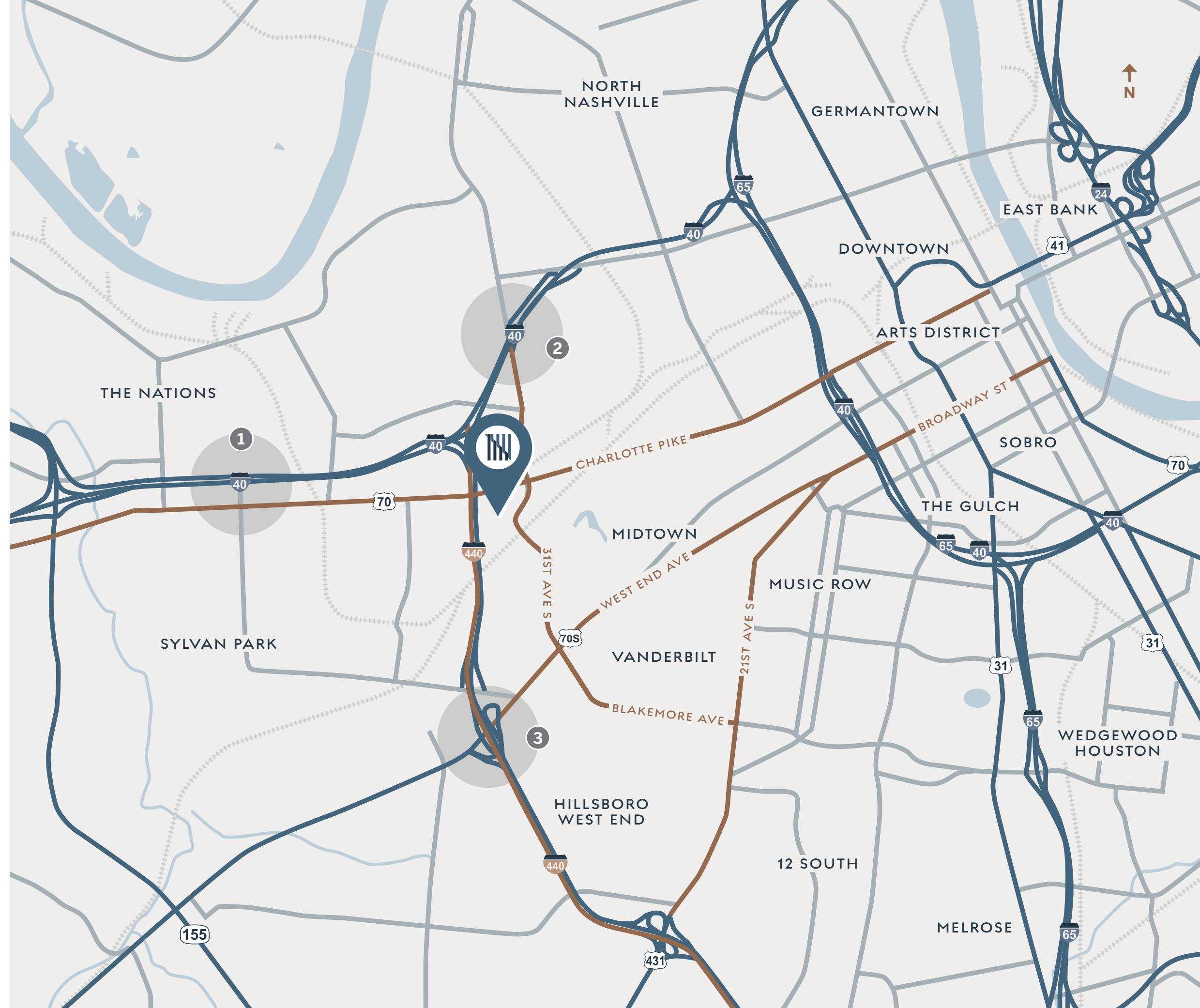


ACCESSIBILITY

- 1 I-40 and 46th Ave (Exit 205)
- 2 I-40 and 28th Ave (Exit 207)
- 3 I-440 and West End Ave (Exit 1)

- Charlotte Pike
- 31st Ave S
- Blakemore Ave
- West End Ave
- 21st Ave S
- Broadway St
- I-440

- INTERSTATE ACCESS POINTS
- MAIN ROADS



Convexity Properties
and Goettsch Partners
don't just build buildings,
they build successes —
and you can expect the
same from 5 City Blvd.

PARTNERS



CONVEXITY PROPERTIES

Convexity is a full-service real estate investment firm operating out of Chicago. A subsidiary of the diversified trading firm DRW, Convexity's mission is to invest in properties and projects in which their flexibility, insights, and expertise can create significant value.



GOETTSCH PARTNERS

Goettsch Partners (GP) is an architecture firm with a global perspective. Based in Chicago, with additional offices in Denver and Shanghai, they share a singular approach to design that combines seasoned experience with a passion for exploration and innovation.

NOTABLE
PROJECTS ▶



BMO TOWER

320 S. Canal St.
Chicago, IL

52 Stories
1,400,000 SF



1900 LAWRENCE

1900 Lawrence St.
Denver, CO

30 Stories
700,000 SF



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