



HAMILTON YOUNG LLC
Brokerage • Management • Development



FOR LEASE: 8,500 SF

1516 8th Ave S.

NASHVILLE • TENNESSEE • 37203



HAMILTON YOUNG LLC
Brokerage • Management • Development

RETAIL FOR LEASE
1516 8TH AVE S. NASHVILLE,
TENNESSEE 37203





HAMILTON YOUNG LLC
Brokerage • Management • Development

**1516 8th Ave S,
Nashville, TN 37203**

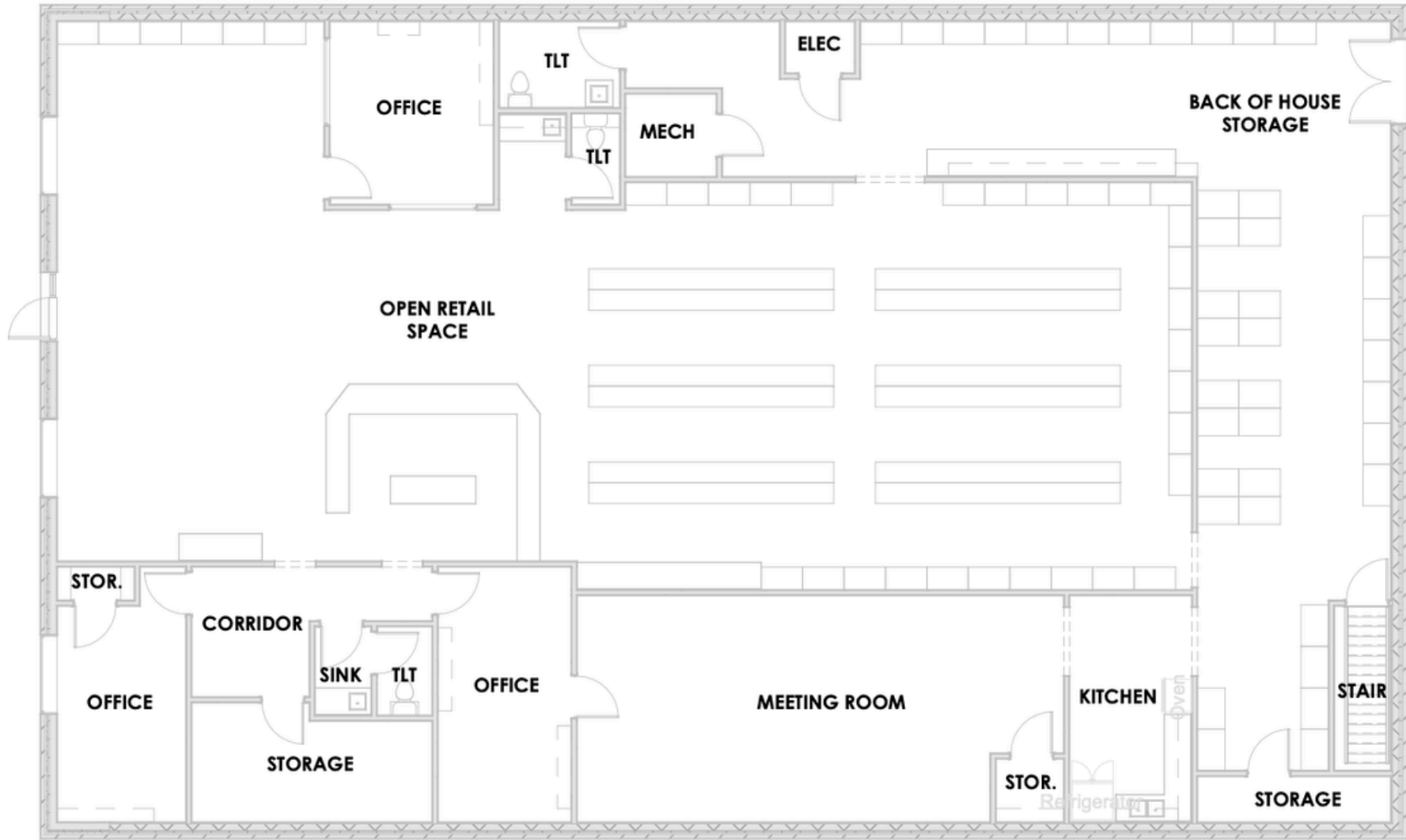
This prime retail building offers a highly visible and centrally located space in the Edge Hill / 8th Ave / Music Row submarket. Boasting open floor retail space and one exterior loading dock, this property is designed to meet the needs of modern retail tenants. The location provides excellent connectivity, with proximity to Wedgewood Houston (0.5 mile), The Gulch (0.8 mile), and downtown Nashville, making it ideal for retailers seeking strong foot traffic and vehicle exposure.



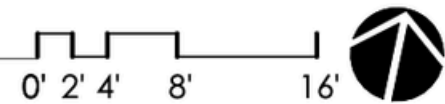
BUILDING DETAILS

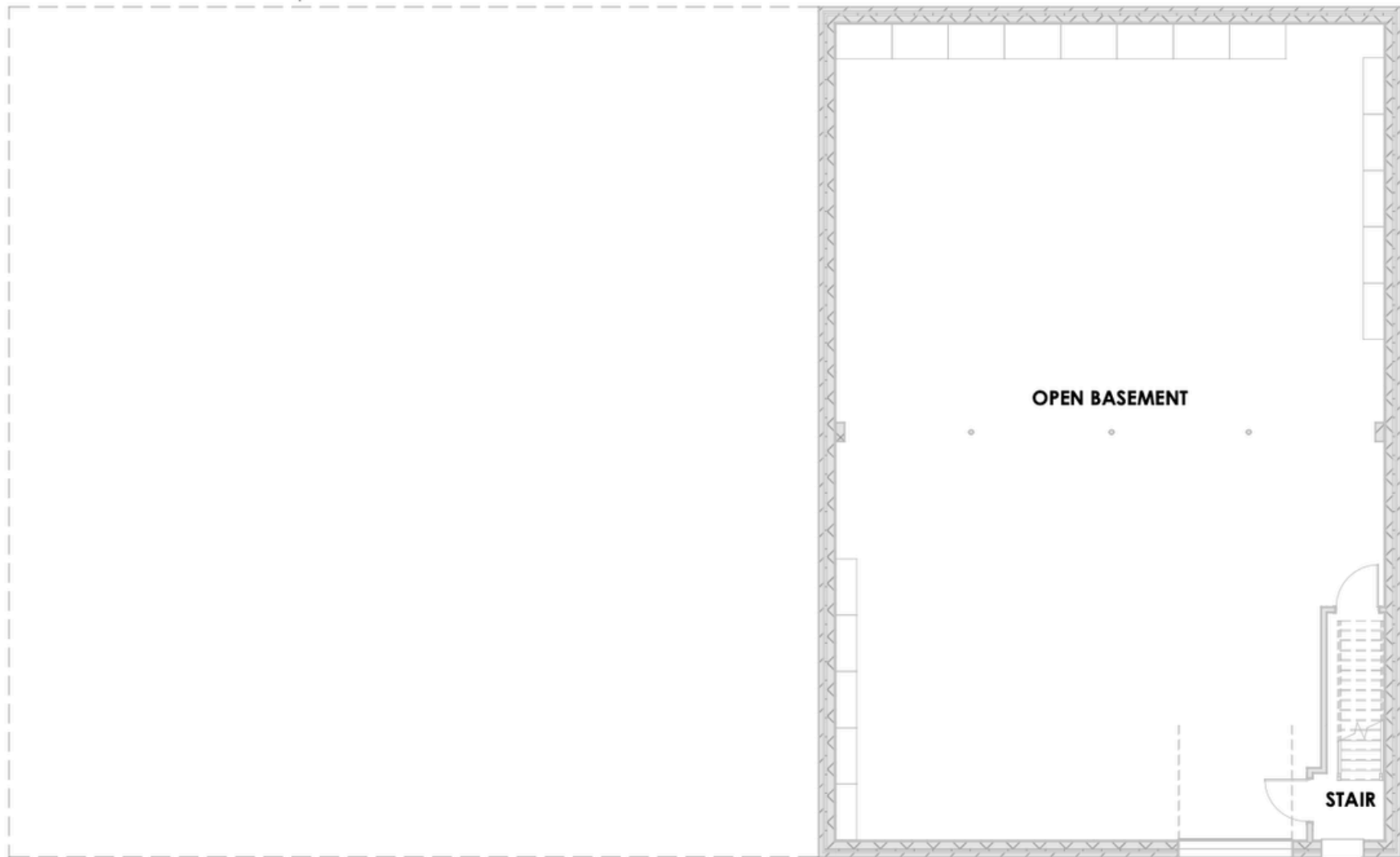
Information

- One (1) exterior loading dock
- Average Daily Traffic (AADT) - 23,055 vehicles per day
- Lease Rate | \$34.00/SF NNN

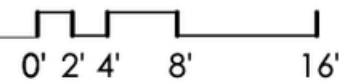


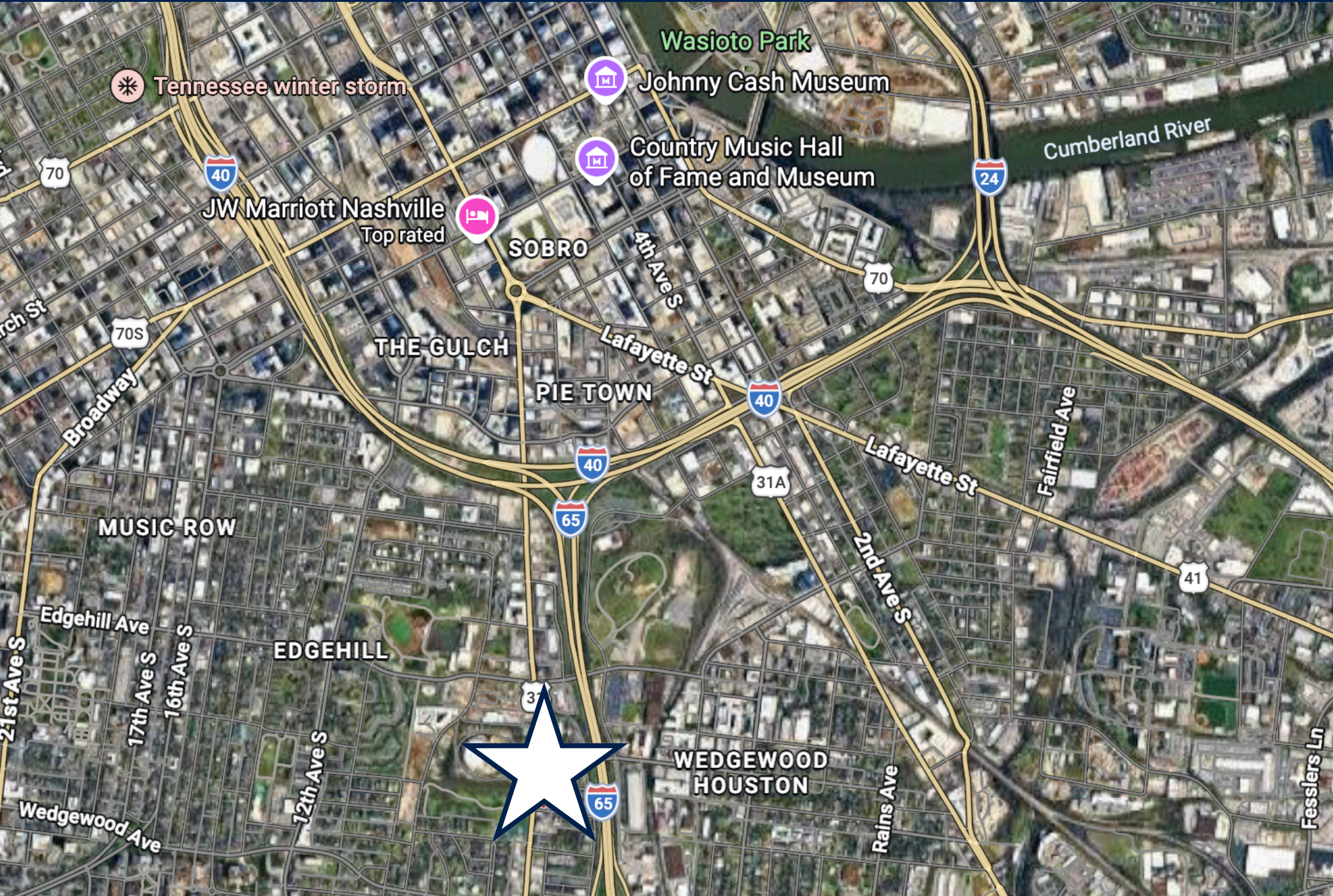
1 MAIN LEVEL FLOOR PLAN
 3/32" = 1'-0"





1 LOWER LEVEL FLOOR PLAN
3/32" = 1'-0"







HAMILTON YOUNG^{LLC}
Brokerage • Management • Development



Reid Mangelsdorf

Vice President

C: (615) 712-0974

Reid@hamiltonyoung.com



Hamilton Young, LLC

198 E Main St. Ste 101 Franklin, TN 37064

hamiltonyoung.com