CHARLES HAWKINS CO.

FOR LEASE

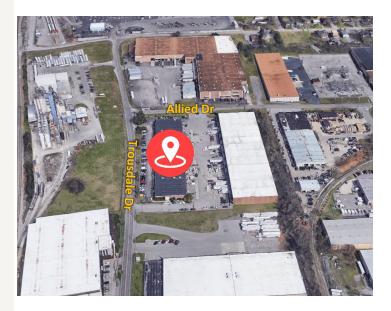
±2,500 SF Industrial Space Excellent Central Location in the Allied/Trousdale Submarket

3630 Trousdale Drive, Suite H, Nashville, TN 37204



HIGHLIGHTS

- ±2,500 SF Available
- ±850 SF Warehouse
- ±1,650 SF Office н.
- Lease Rate: \$18/ SF NNN
- Available: 11/1/2024
- (1) 8' x 10' Dock Door
- Sprinklered .
- Less than 2 miles to access the I-65 on/off ramp
- Great central location in the Allied/Trousdale submarket



Tee Patterson, SIOR First Vice President 0:615.345.7229 tpatterson@charleshawkinsco.com Jake Morris Vice President 0:615.345.7245 jmorris@charleshawkinsco.com

Exclusively listed by: Charles Hawkins Co. 760 Melrose Avenue Nashville, TN37211 T:615.256.3189 / F: 615.254.4026 No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, changes of price, withdrawals without notice, and to any specific conditions imposed by our principal.

3630 Trousdale Drive, Ste H Nashville, TN 37204 Davidson County





Tee Patterson, SIOR First Vice President O: 615.345.7229 tpatterson@charleshawkinsco.com Jake Morris Vice President O: 615.345.7245 jmorris@charleshawkinsco.com Exclusively listed by: Charles Hawkins Co. 760 Melrose Avenue Nashville, TN37211 T:615.256.3189 / F: 615.254.4026