

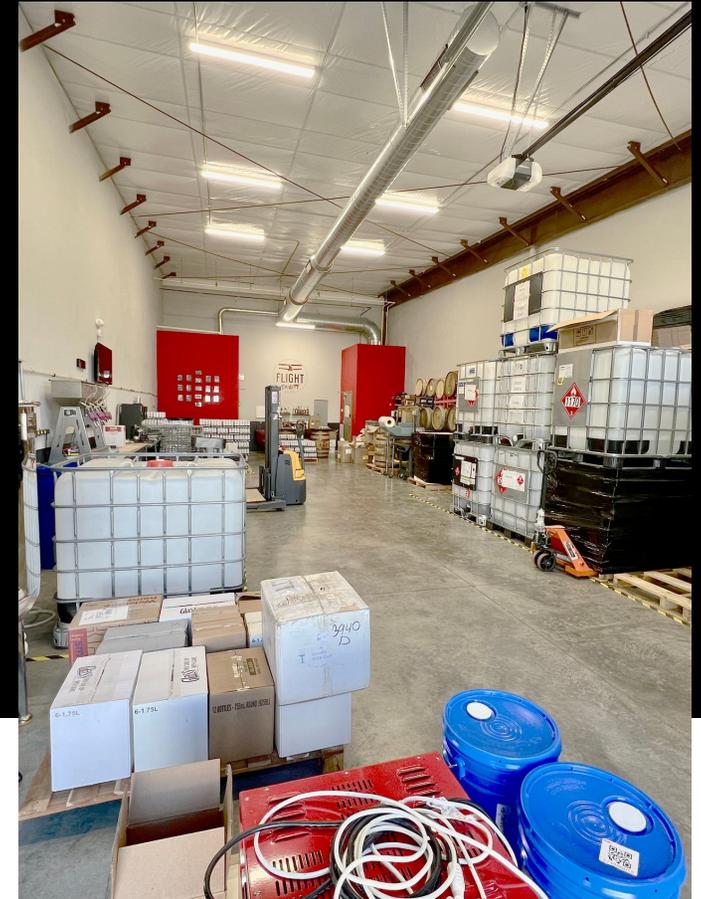
COMPASS  
COMMERCIAL

FLEX/WAREHOUSE  
FOR LEASE



3940 Dickerson Pike  
Suite 102 & Suite 104, Nashville, TN 37207

AVAILABLE:  
2 x 1,587 SF | \$22.00 SF/YR NNN

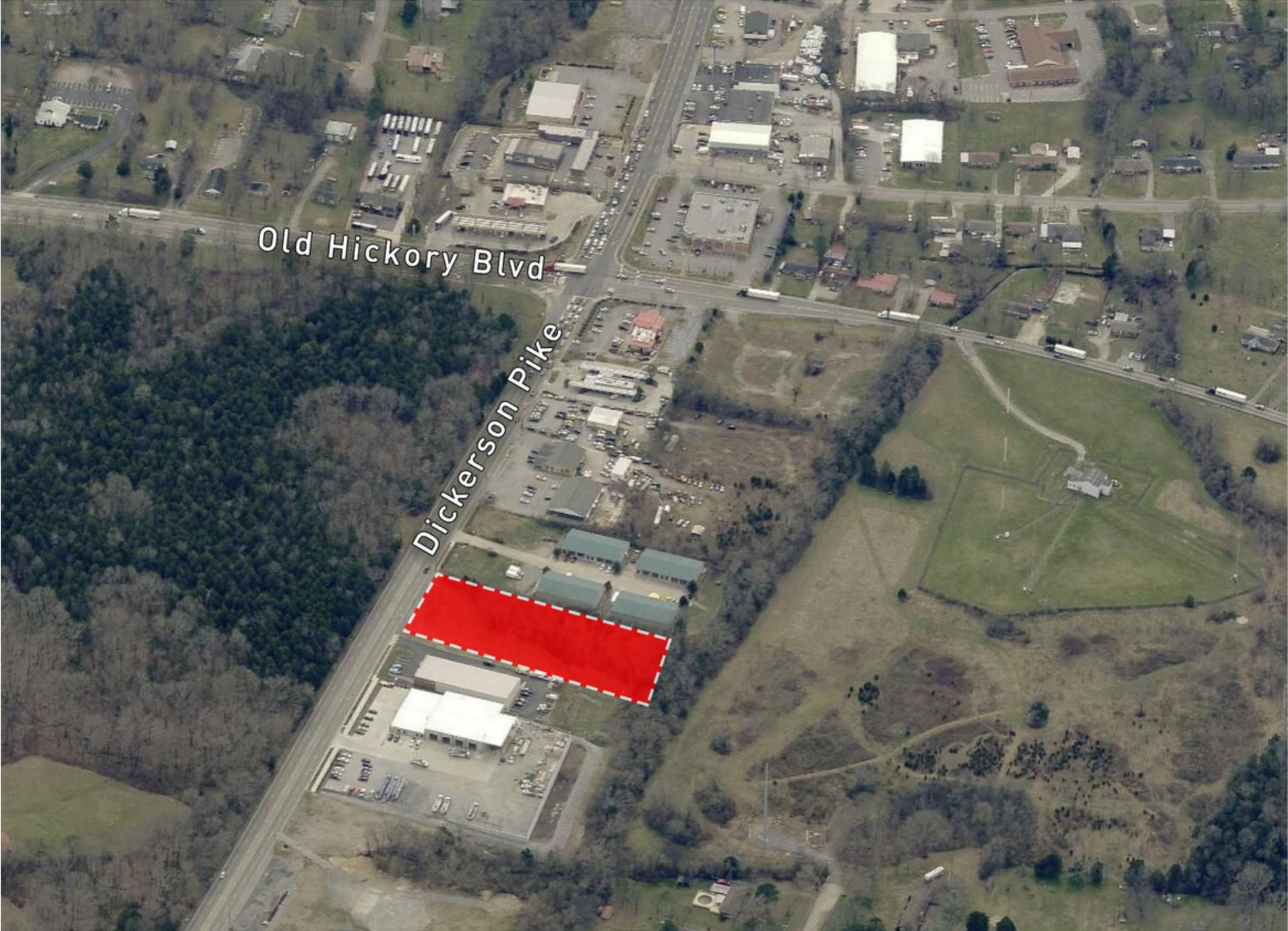


## Property Description

We are pleased to present two  $\pm 1,587$  SF contractor garage units available for lease at 3940 Dickerson Pike, a newly constructed building completed in 2022. Located in the northeastern corridor of Nashville, this property sits along the high-visibility Dickerson Pike, a key arterial route providing direct access to downtown. The area features a dynamic mix of commercial, industrial, and residential uses and benefits from close proximity to I-65. Each unit includes one private bathroom and is ideal for light industrial or service-related uses.

## Key Details

- Building Size: 9,600 SF
- Available: 2 x 1,587 SF
- Lot Size: 1.14 AC
- Year Built: 2022
- Drive Ins: 1 (per unit)
- Power Supply: Phase 3
- Parking: Yes
- Class: B



Old Hickory Blvd

Dickerson Pike



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