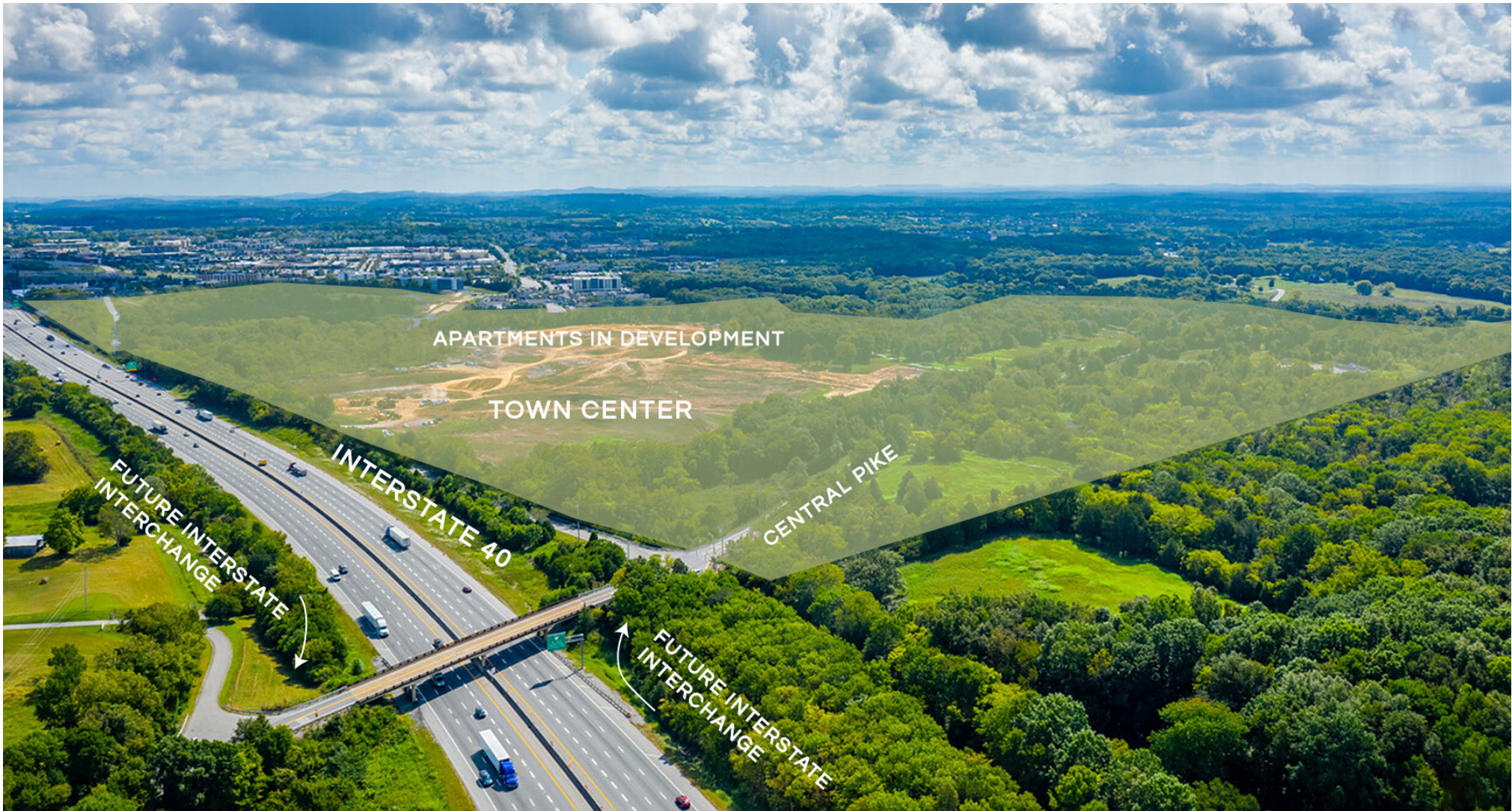


OPPORTUNITIES AVAILABLE

2-20 ACRE SITES | 175 ACRE MASTER PLANNED DEVELOPMENT

Providence Central is a new mixed-use development located on the south side of I-40 at Central Pike just west of South Mt. Juliet Road in the Nashville suburb of Mt. Juliet, Tennessee. The Master Plan entitles the PUD with 2.6 million square feet of commercial space. Available sites offer prime office, retail, hotel and restaurant opportunities.



PROVIDENCE CENTRAL HIGHLIGHTS



- » 175 acre fully entitled master planned development along the I-40 corridor in Mt. Juliet, Tennessee
- » 2-21 acre pedestrian friendly sites suited for office, retail/restaurant, and hotel
- » 2.6 million square feet of commercial space with build to suit options
- » 3,700 feet of frontage along 1-40, 2,900 along Central Pike and 6,100 along Providence Parkway
- » Five lane extension of Providence Parkway currently under construction with 7' sidewalks and 10' walking trail
- » Additional planned amenities include, pocket parks and green spaces
- » Central Pike and I-40 interchange approved for construction start by 2025
- » Mt. Juliet is a high demand suburb of Nashville
- » Easy access to existing local businesses and residential developments
- » 8 miles to Nashville International Airport
- » 15 miles to the Nashville Central Business District

OFFICE



RETAIL



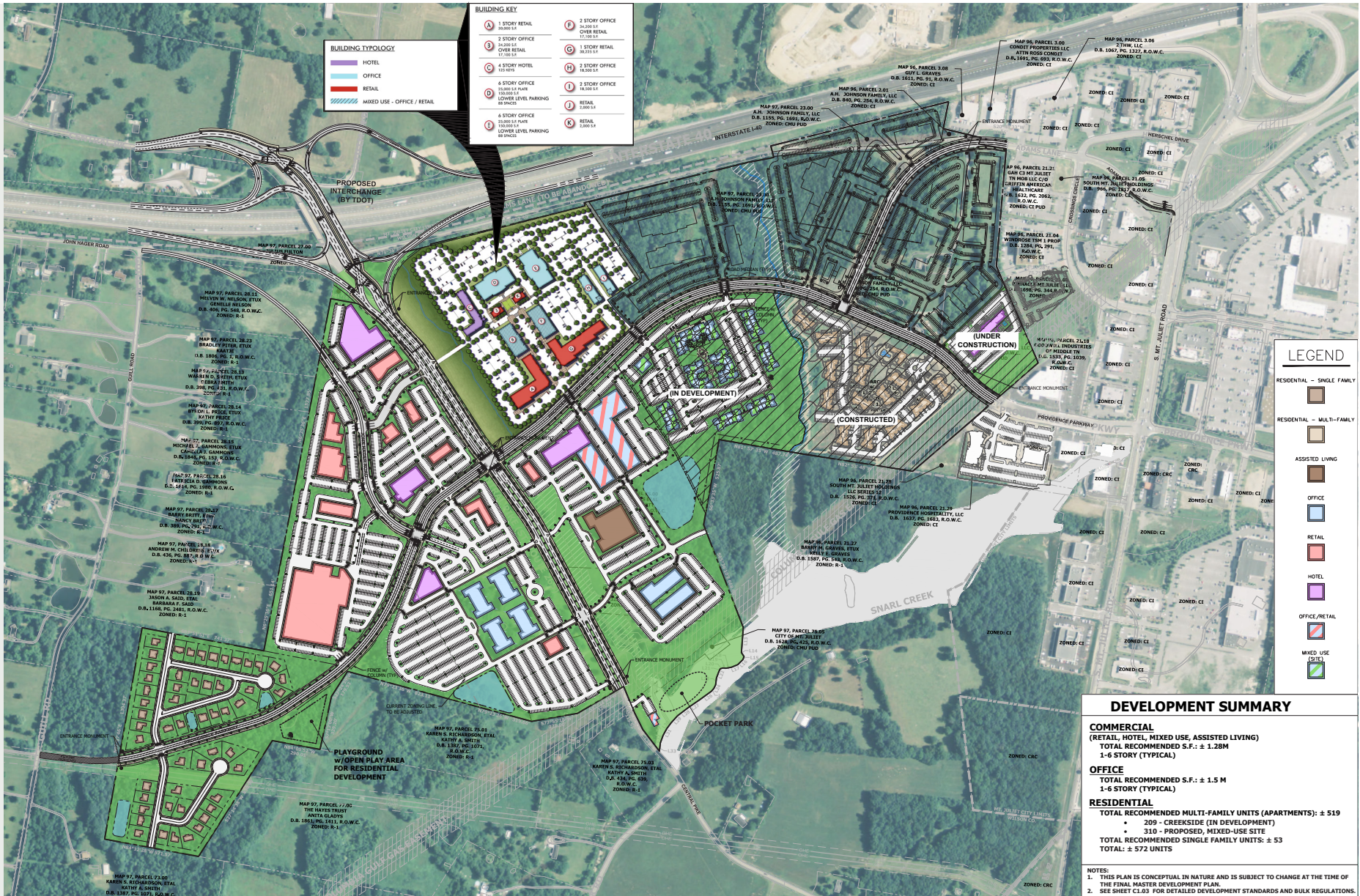
HOTEL



BUILD TO SUIT

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PROVIDENCE CENTRAL SITE PLAN





PROVIDENCE CENTRAL LOCATION



DIRECTIONS

From Nashville, take I-40 east to the S. Mt. Juliet Road exit and travel approximately 1 mile to Providence Parkway. Turn right on Providence Parkway and travel approximately .5 miles. The Providence Central master planned development site is located at the current construction site of Providence Parkway extension. Drive times for key areas are noted on the map below.

