

FOR LEASE

±2,566 SF Available

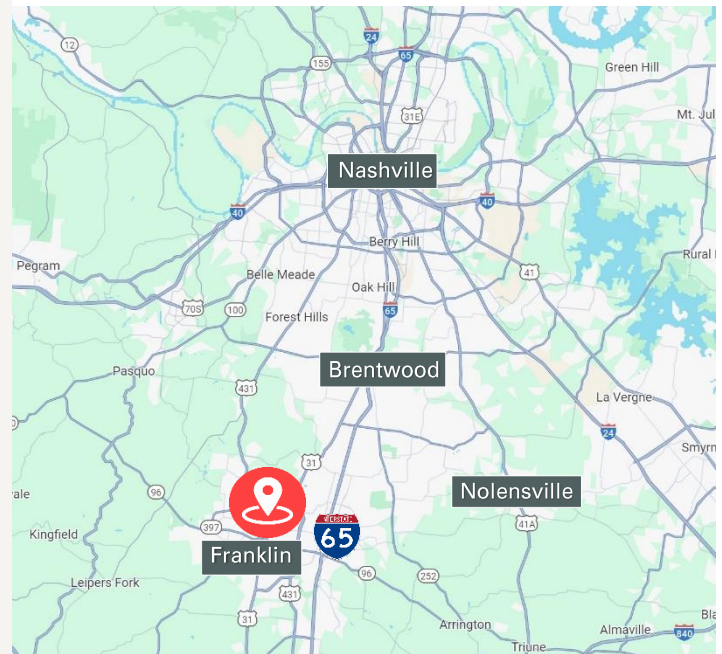
Rare Opportunity to Lease a Stand-Alone Office Building in Historic Downtown Franklin

303 Bridge Street, Franklin, TN 37064



HIGHLIGHTS

- Rare Opportunity to Lease a Stand-Alone Office Building in the 16-Block Historic Downtown Franklin
- ±2,566 SF (3-Story Building)
- Lease Rate: \$29.50/ SF MG
- Recently renovated with modern finishes throughout
- Ample street parking is available in the immediate vicinity
- Downtown Franklin is a mix of historical appeal and modern vibrancy and is designated a Great American Main Street
- The site is within walking distance of dozens of unique shopping and dining experiences
- Blocks away from the planned Margin District mixed-use development



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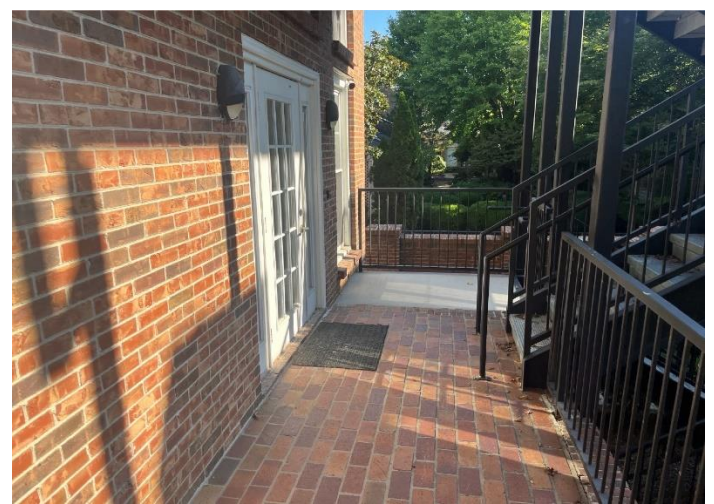
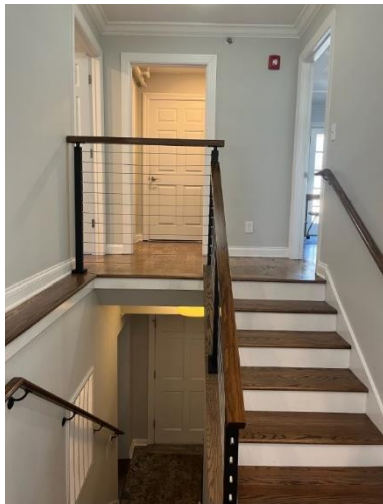
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For Lease
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Office Space

303 Bridge Street
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Williamson County

CHARLES
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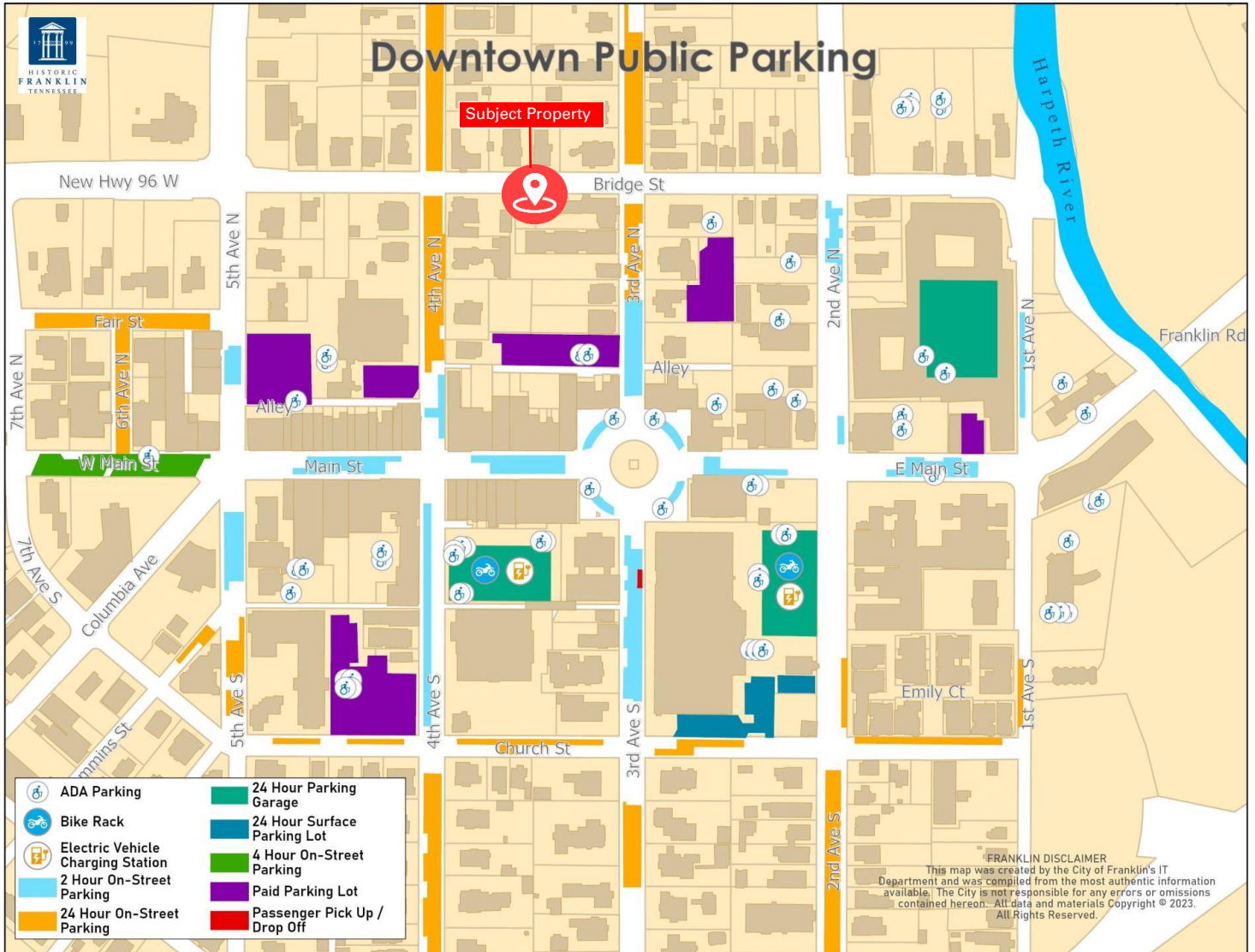
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PUBLIC PARKING



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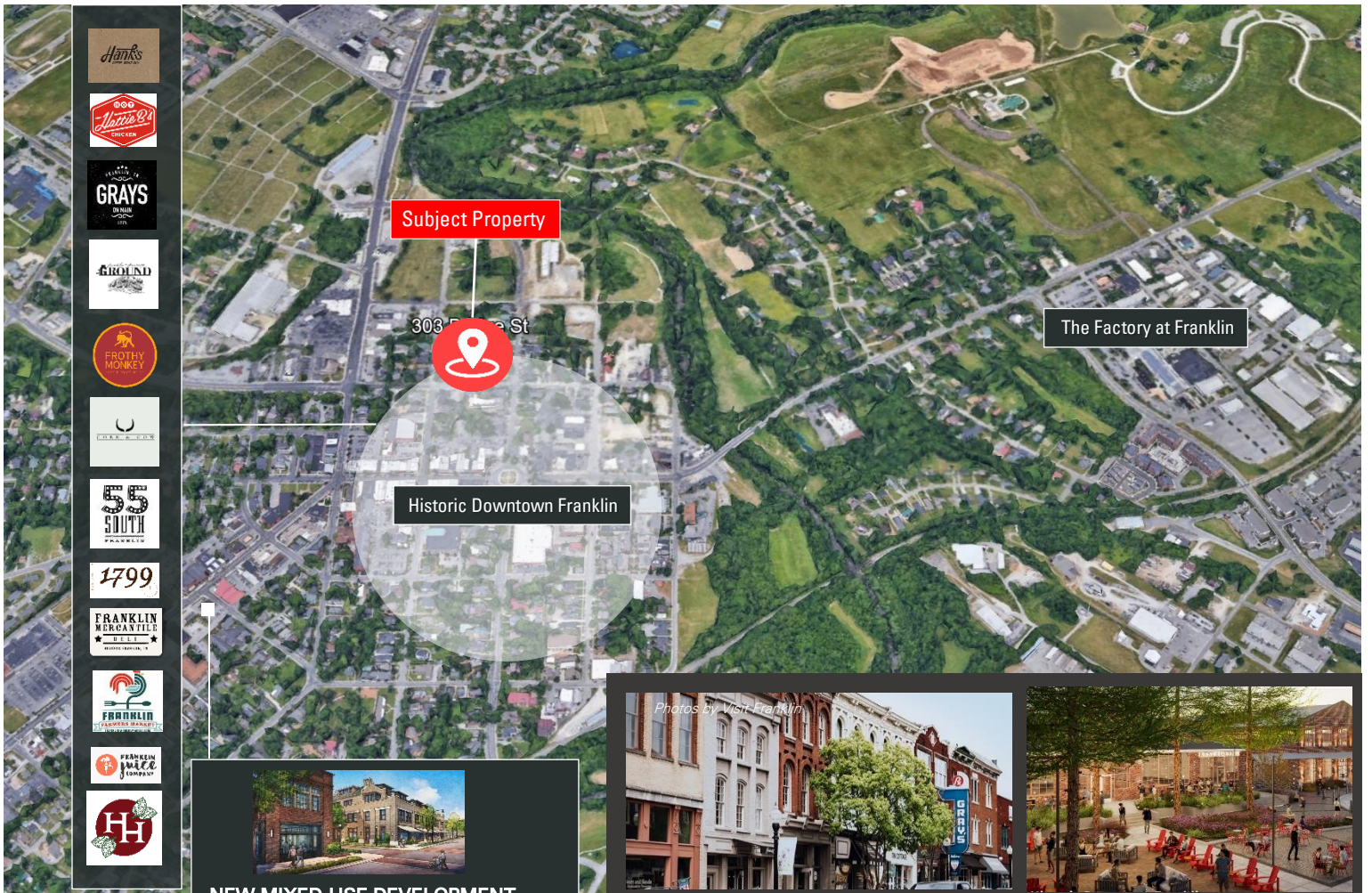
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CHARLES
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HISTORIC DOWNTOWN

Designated a Great American Main Street

Historical Attractions | Diverse Cuisine | Unique Boutiques | Cultural Events



NEW MIXED-USE DEVELOPMENT
Developer preps start on \$165M downtown Franklin project.

Mixed-use Margin District slated for 2027 opening, to span two blocks on Columbia Avenue near Five Points. The Margin District will include 25 luxury homes and will also include retail, restaurant and office space.



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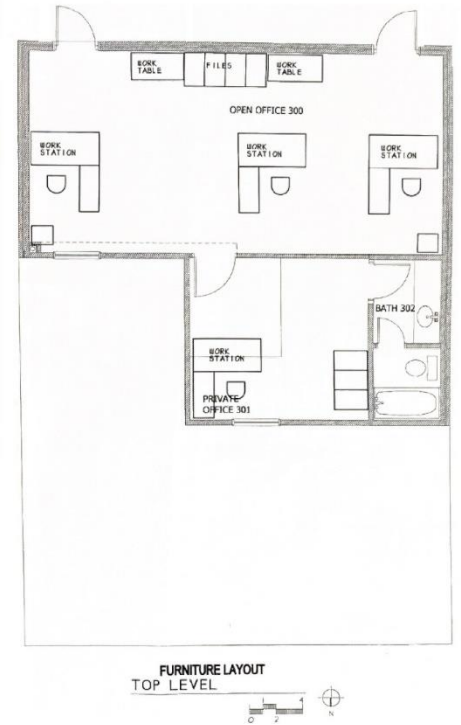
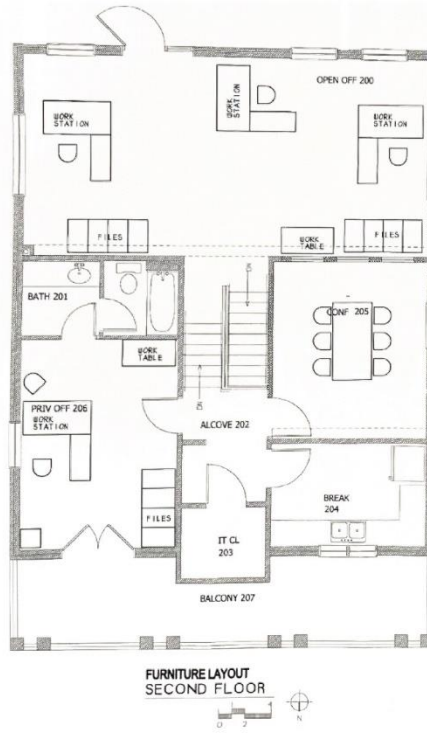
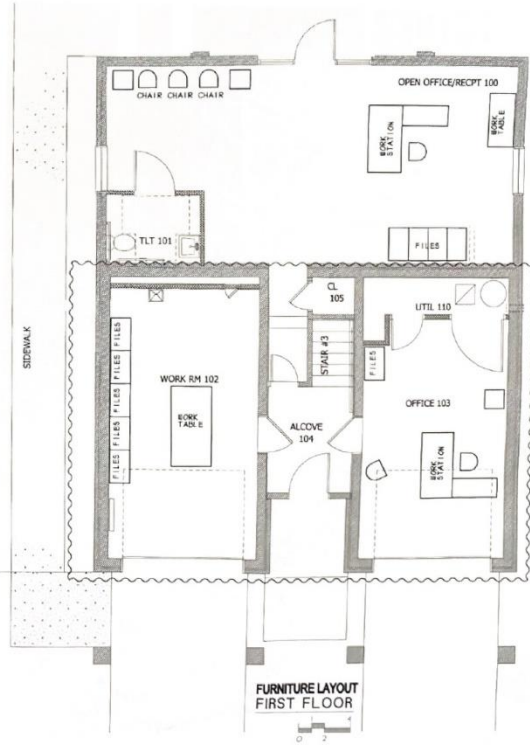
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FLOOR PLAN



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