

3|2|0|0

WEST END

 CUSHMAN &
WAKEFIELD







77,219 RSF

Property Highlights

BUILDING SPECS:

- Renovations completed in 2023, including all building Common Areas, Landscaping and Building Entry, Exterior Lighting, & HVAC
- Parking: 3.6/1,000 ratio (283 spaces - including parking garage)
- Typical Floor Size: +/- 14,000 sf
- Number of Floors: 6

BUILDING HIGHLIGHTS:

- Three points of ingress/egress into parking deck
- Floors 1, 2 & 3 offer direct access to the parking garage
- Visible monument signage opportunity along West End
- Located adjacent to Acklen Park, offering protected views and green space as a Tenant Amenity
- Walkable to many nearby retailers
- On-site fitness provider, A|Train Fitness Coaching

SPEC SUITES
VACANCY



**1ST FLOOR
2ND GEN**
6,797 RSF

**6TH FLOOR
2ND GEN**
1,379 RSF

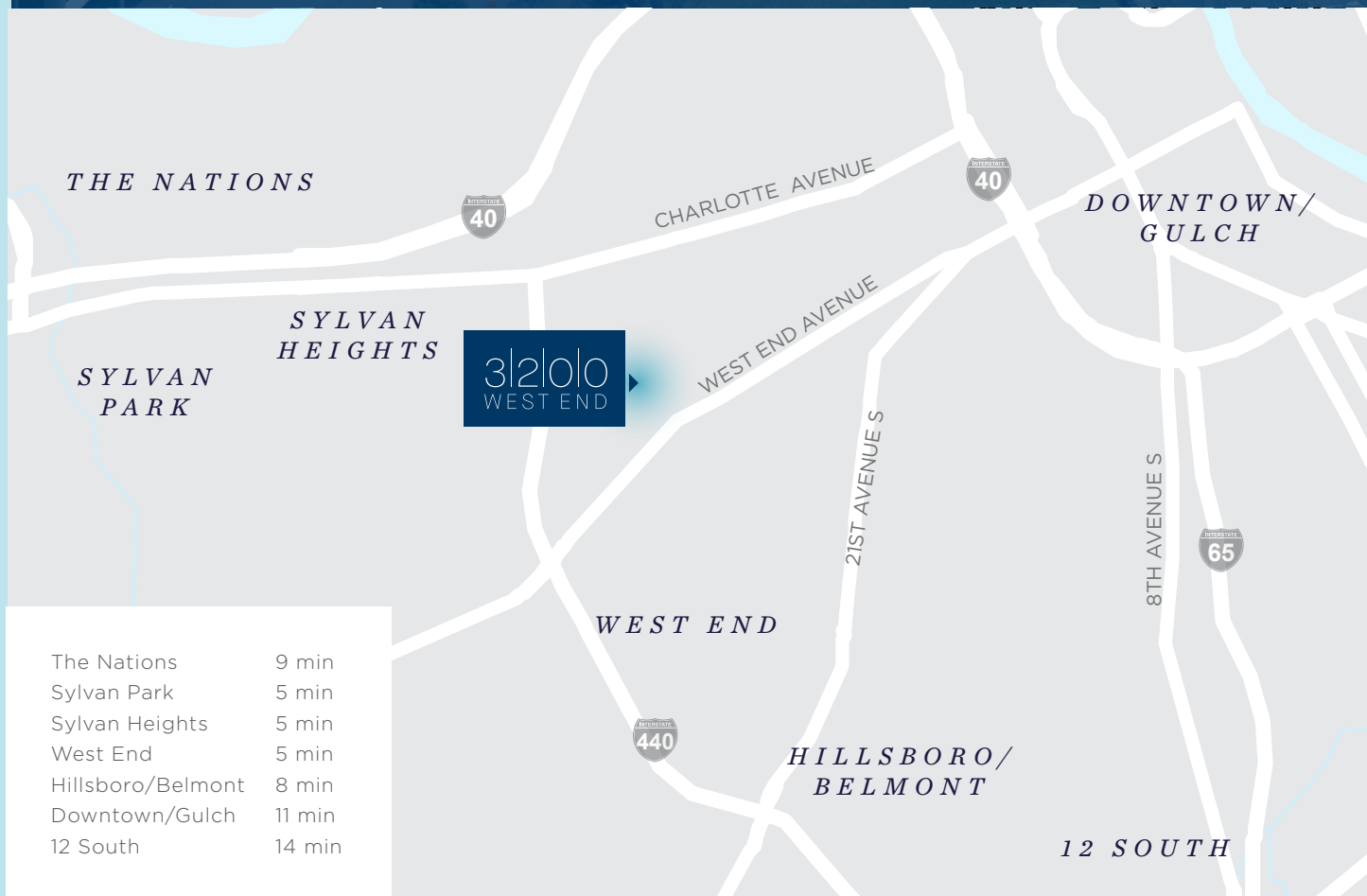


3|2|0|0 WEST END

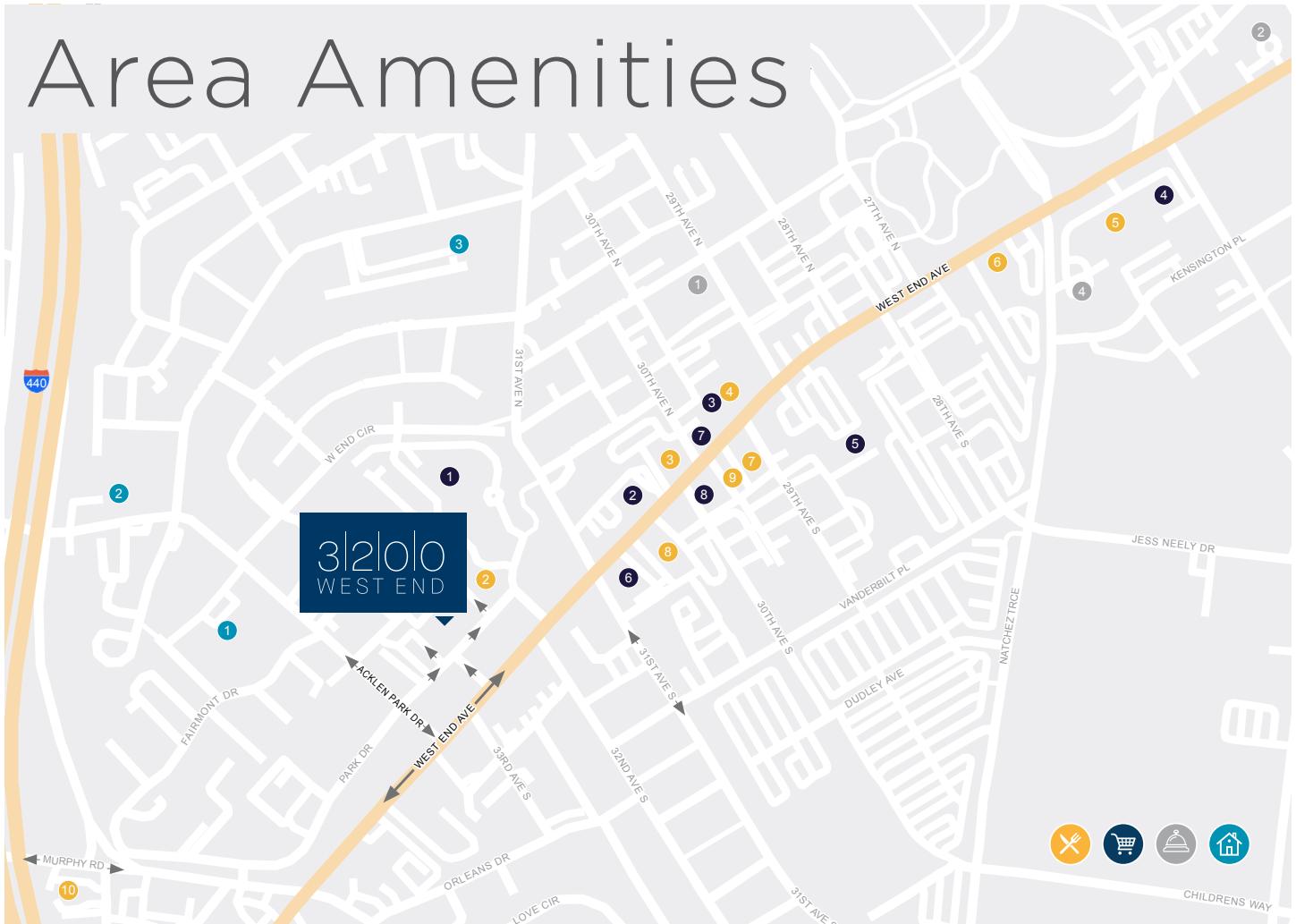
Easy Access

Walkable access to nearby coffee shops, hospitality, medical offices and many fast-casual and fine dining restaurants

WALK
81
SCORE



Area Amenities



RESTAURANTS

1. Ted Montana Grill
2. Maggiano's Little Italy
3. BrickTop's
4. Bombay Palace
5. Fleming's Prime Steakhouse
6. J. Alexander's
7. 51st Deli
8. Stoney River Steakhouse
9. Starbucks
10. Dose Coffee

RETAIL OPTIONS

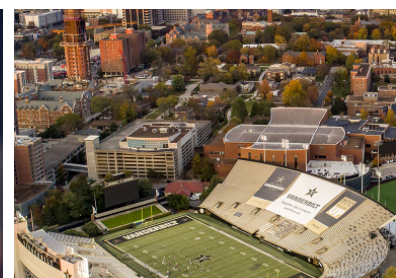
1. Takes 2 Fitness
2. Walgreens
3. United Apparel Liquidators
4. Vanderbilt Bookstore
5. GNC
6. Regions Bank
7. Wilson Bank & Trust
8. Mattress Firm
9. Office Depot
10. FedEx

HOTELS

1. Fairfield Inn & Suites
2. Homewood Suites
3. Hampton Inn & Suites
4. Nashville Marriott at Vanderbilt

MULTI-FAMILY

1. MAA Acklen
2. Novello West End
3. West End Village



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WEST END



CONTACT INFORMATION

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