



PHYSICIANS PARK

2400 PATTERSON ST
NASHVILLE, TN



PROPERTY OVERVIEW

Welcome to Physicians Park, a prominent 5-story medical office building located on the Centennial Medical Center Campus. Conveniently connected to Centennial Medical Center, the building offers a variety of amenities, including a food court on the second floor, a beautiful atrium in the center of the building, valet parking, surface and garage parking, and on-site property management and maintenance. Situated in the heart of the hospital district, this location provides seamless access to healthcare services. Additionally, tenants benefit from a generous Tenant Improvement Allowance and proximity to several referring physicians on campus.

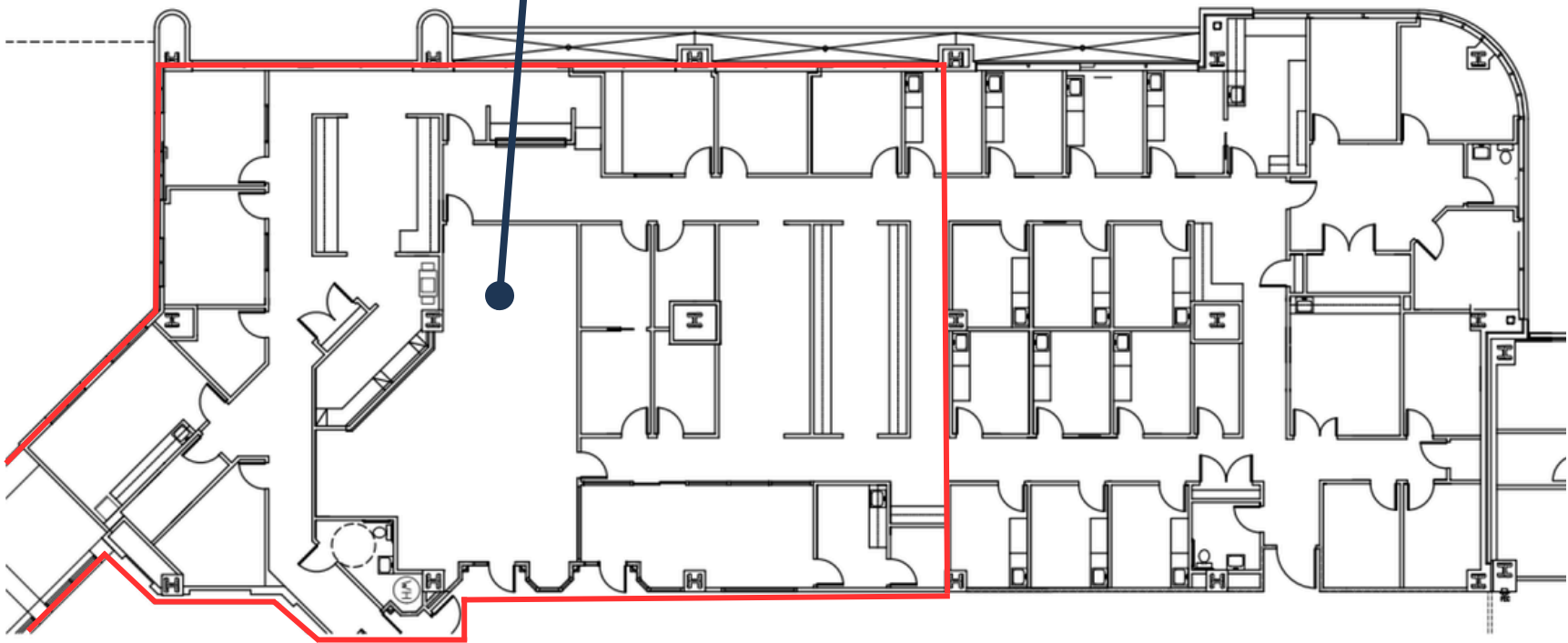


PROPERTY HIGHLIGHTS

BUILDING	204,408 SF 5 Stories
PARKING	Garage + Surface Valet
YEAR BUILT	1992
LOCATION	Located on the Centennial Medical Center Campus & Connected to Centennial Hospital

2ND FLOOR

SUITE 201 | 6,000 RSF

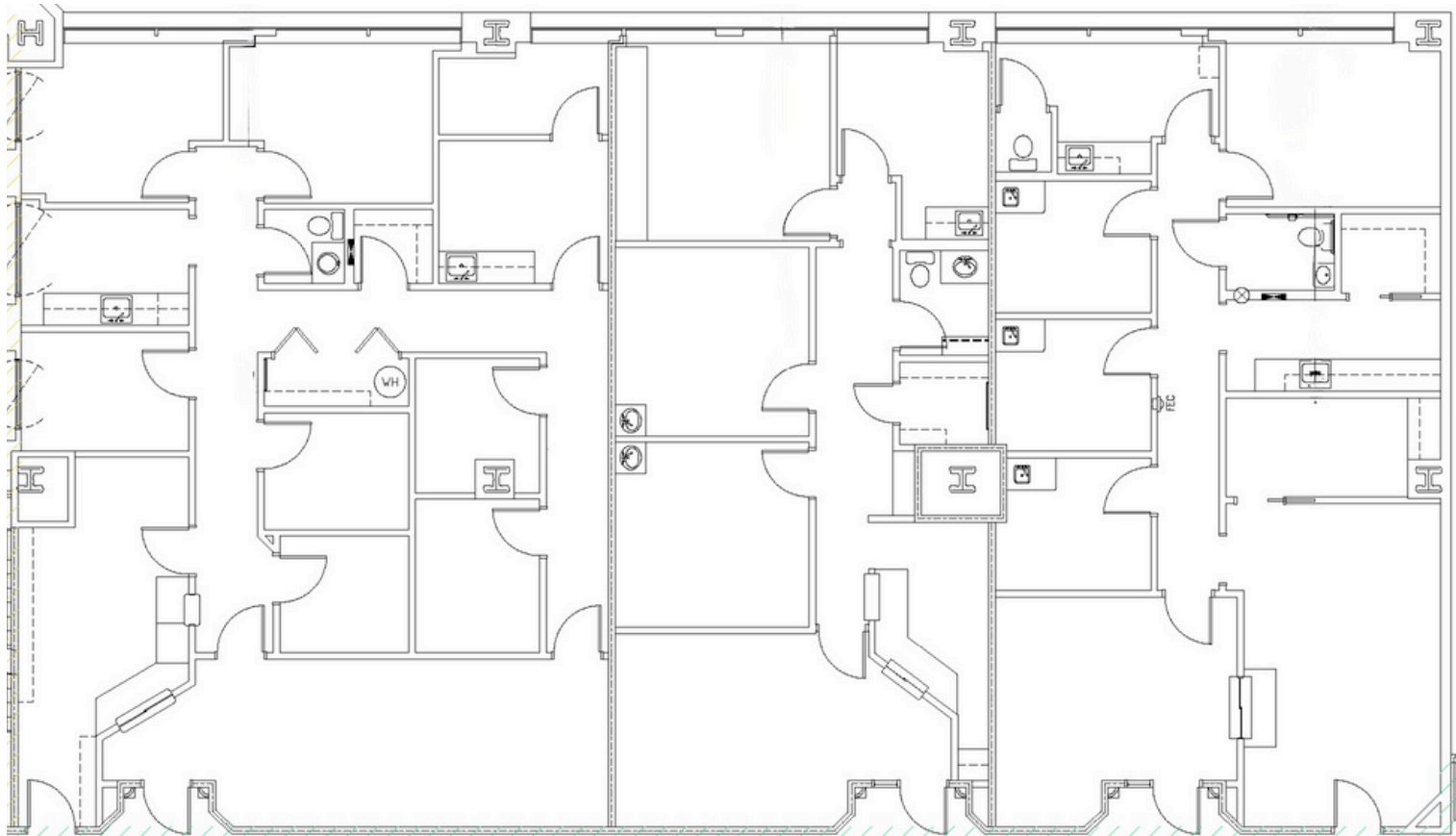


2ND FLOOR

SUITE 216
2,218 RSF

SUITE 218
1,425 RSF

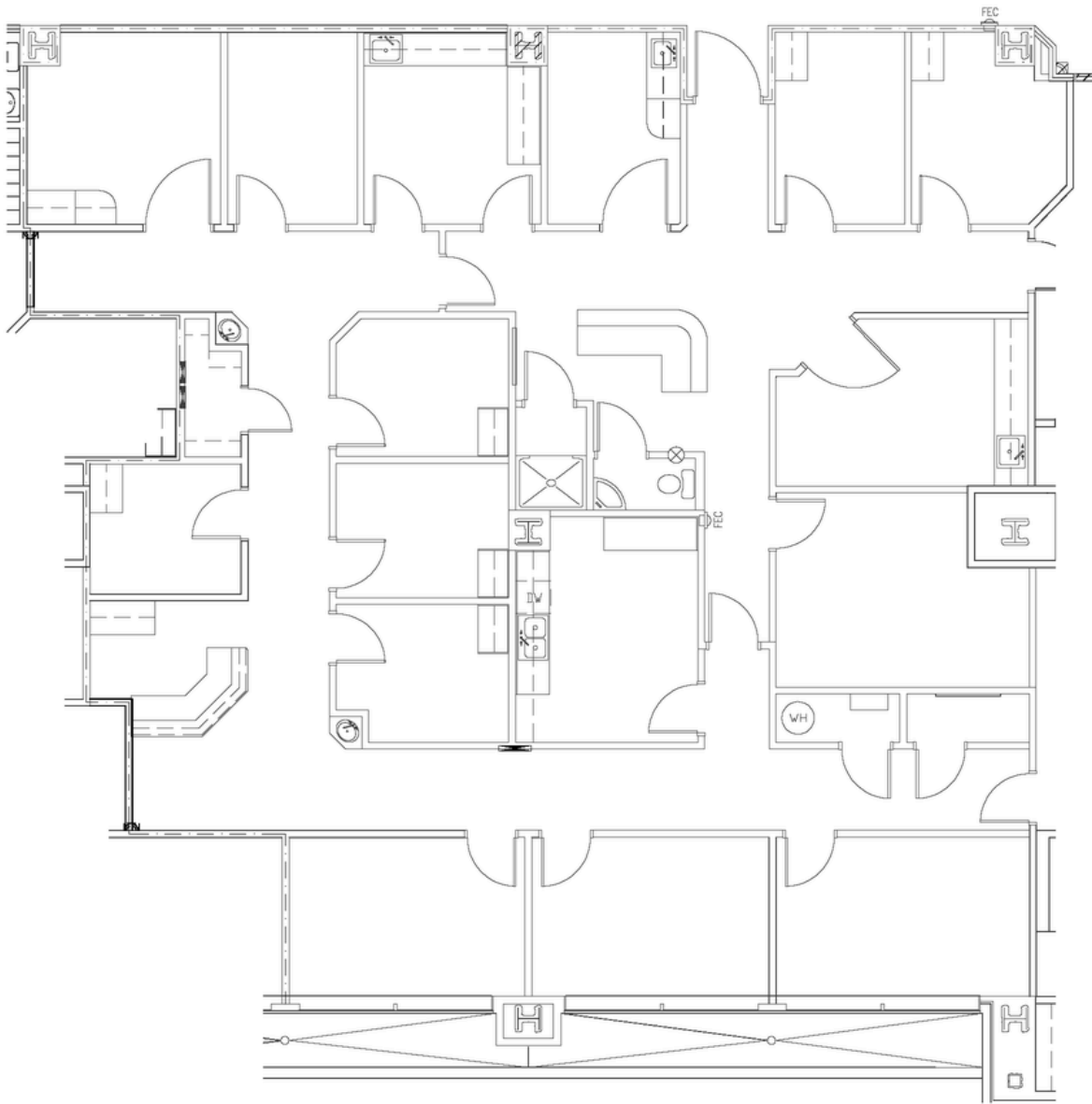
SUITE 220
1,683 RSF



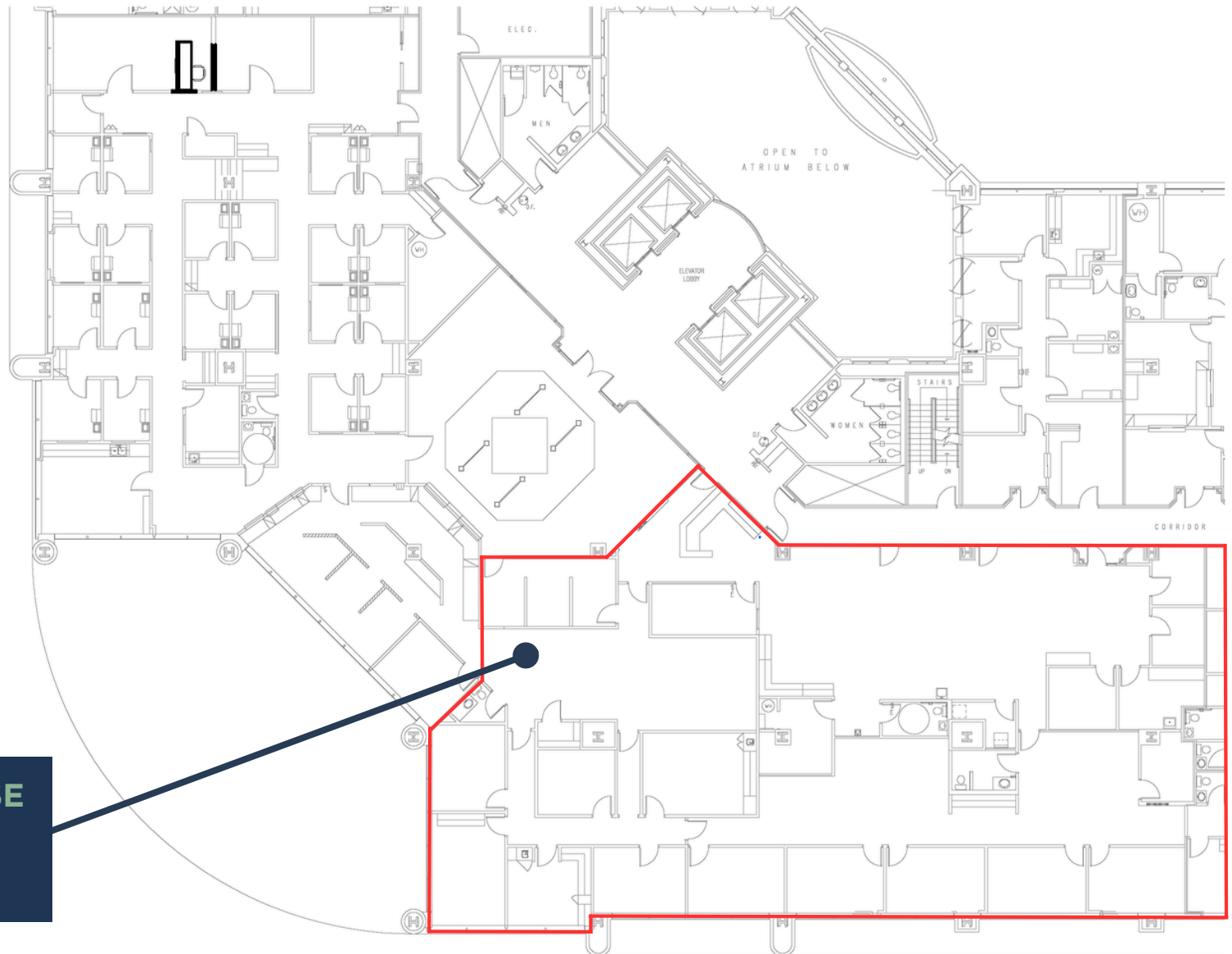
TOTAL CONTIGUOUS RSF: 5,326

2ND FLOOR

SUITE 217 | 3,858 RSF

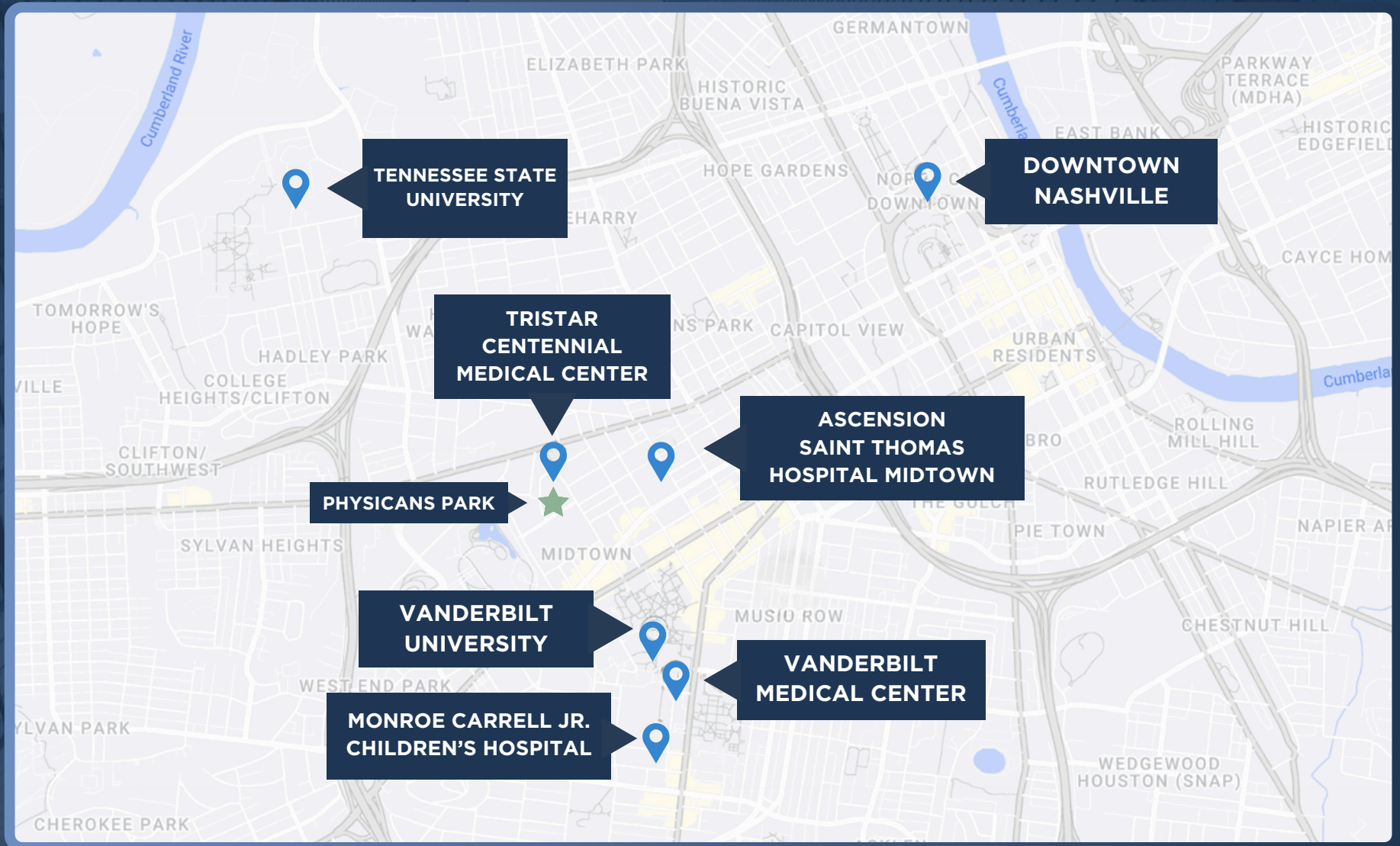


3RD FLOOR



FOR SUBLEASE
SUITE 300
8,000 RSF

AREA OVERVIEW



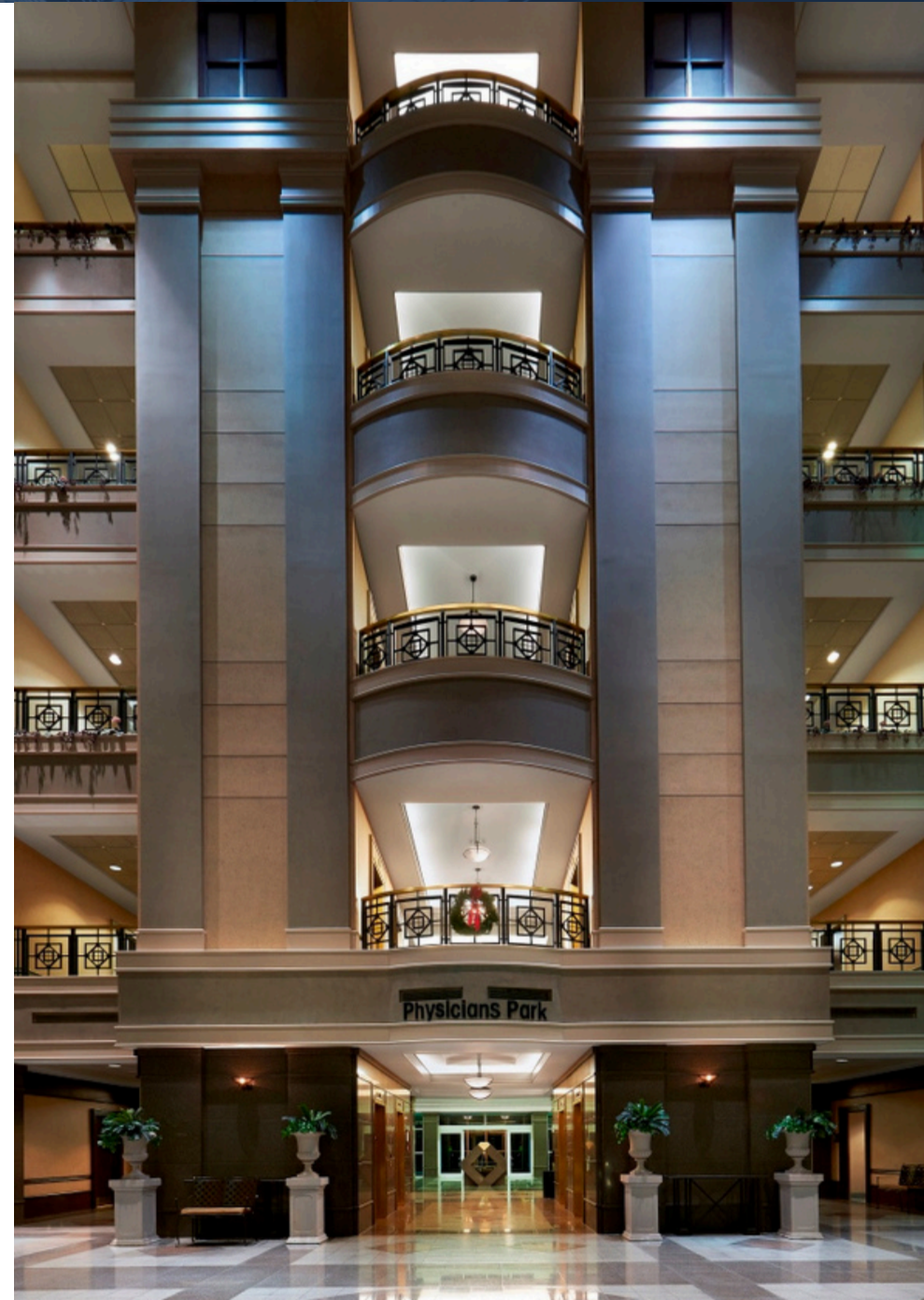
AREA OVERVIEW

CENTENNIAL MEDICAL CENTER CAMPUS

TriStar Centennial Medical Center's 43-acre campus is home to TriStar Centennial Heart & Vascular Center, TriStar Centennial Women's Hospital, TriStar Centennial Children's Hospital, Sarah Cannon Cancer Institute at TriStar Centennial Medical Center, TriStar Centennial Advanced Joint Replacement Institute and TriStar Centennial Parthenon Pavilion.

PROXIMITY TO HEALTHCARE

- TriStar Centennial Medical Center, a 741-bed hospital, offers a wide range of medical and surgical specialties, including 24-hour emergency care, behavioral health services, heart and vascular care, imaging, neurosciences, oncology, pediatrics, rehabilitation, sleep disorder treatment, and women's services.
- Ascension Saint Thomas Hospital Midtown is a comprehensive facility with 24/7 emergency care, heart and vascular services, orthopedics, cancer care, maternal and fetal medicine, and breast health services.
- Vanderbilt University Medical Center stands as the largest healthcare institution in the Mid-South region, renowned for its research, teaching, and patient care services.





**HOLLADAY
PROPERTIES**

Healthcare Real Estate

At Holladay Properties, we redefine excellence in healthcare real estate. As industry leaders, we drive growth, creating valuable opportunities for both you and your communities.

HOLLADAYPROPERTIES.COM



**PARTNER WITH US
TODAY!
SCAN HERE!**



CONTACT US TODAY!

Chad DeRossett, CCIM

VICE PRESIDENT OF BROKERAGE SERVICES

CDEROSSETT@HOLLADAYPROPERTIES.COM

615-604-0885

Matt Siedow

ASSOCIATE BROKER - HEALTHCARE

MSIEDOW@HOLLADAYPROPERTIES.COM

651-236-7725