

# 475 | METROPLEX



475 Metroplex Drive / Nashville, TN

**CBRE**

# PROPERTY DETAILS

475 Metroplex Drive / Nashville, TN

**121,127 SF**

## Single Story Business Park

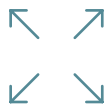
+ 5% Fee to Tenant Rep broker on New Leases

+ Multiple suites and flex spaces available

+ Drive-in Doors Available

+ Professionally Owned and Managed

+ Close to Nashville International Airport



Flex Space Available



Conveniently Located Just 10 Miles  
South of Downtown Nashville



Less Than a Mile from I-24



Parking Ratio: 4/1,000

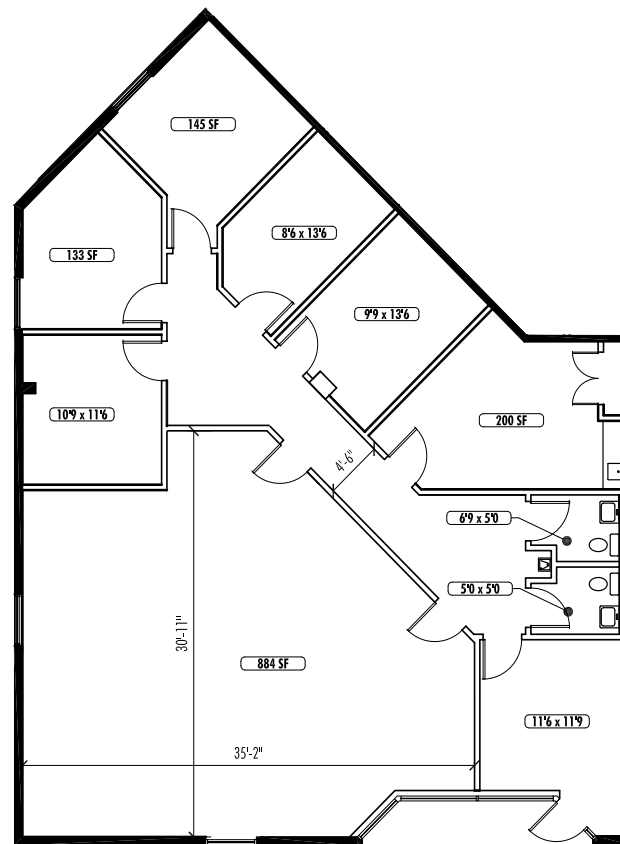


# BUILDING 100

## SUITE 114 | 2,426 SF

2,426 SF Office

Available 7/1/26



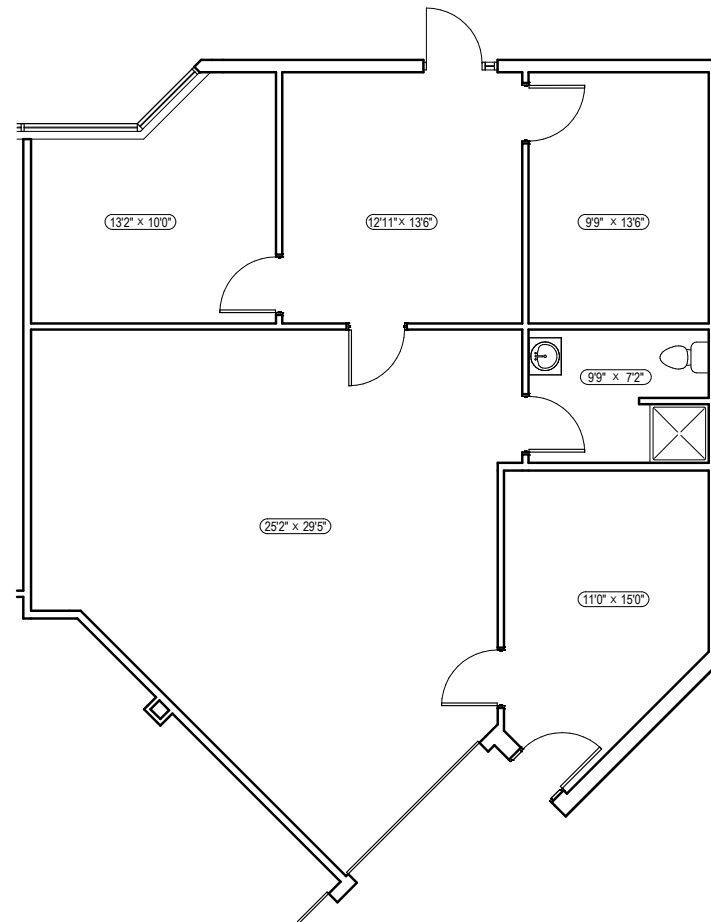
# BUILDING 100

## SUITE 201A | 1,415 SF

808 SF Office

607 SF Warehouse

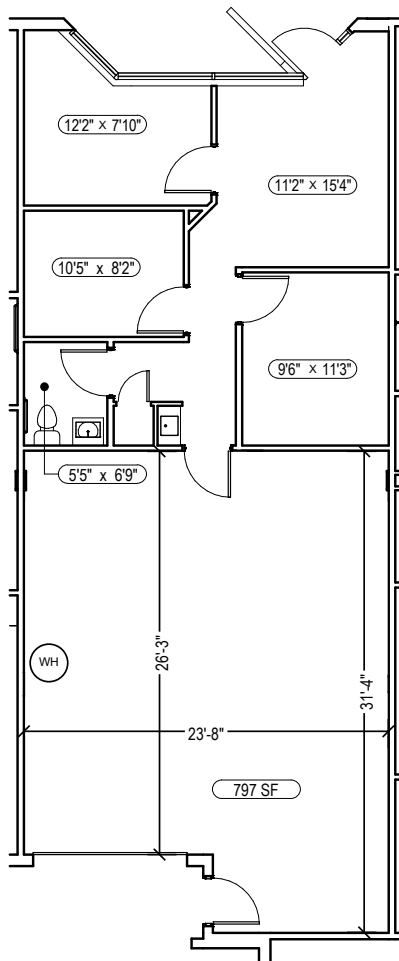
Available 1/31/26



# BUILDING 200

## SUITE 203 | 1,419 SF

622 SF Office  
797 SF Warehouse



# BUILDING 200

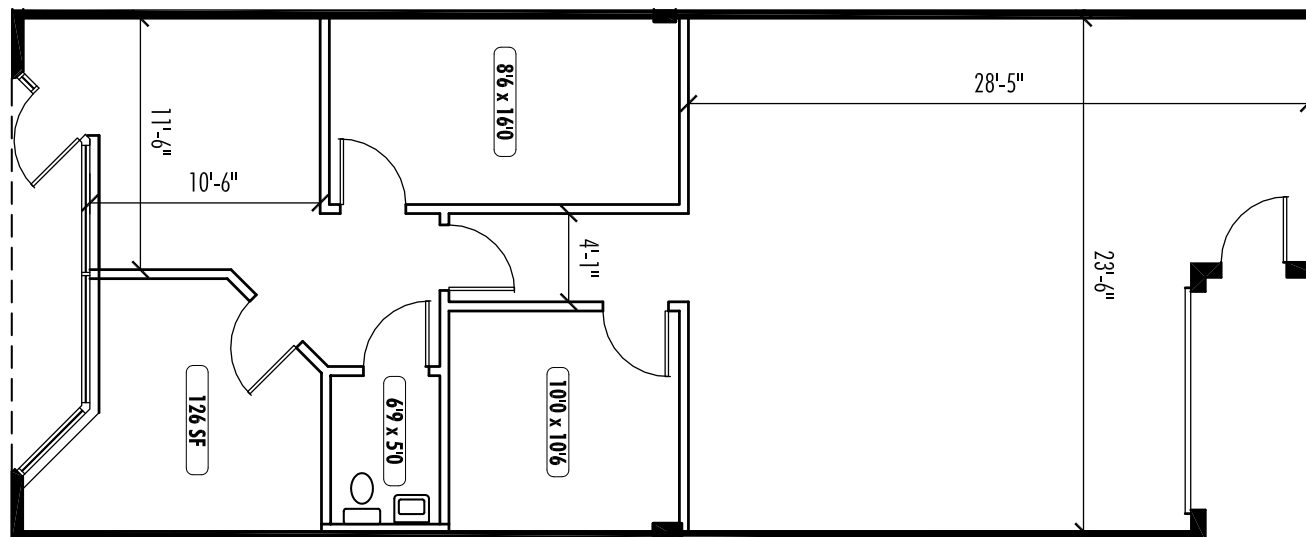
## SUITE 205 | 1,446 SF

647 SF Office

799 SF Warehouse

Available 2/1/26

\*205 and 206 can be combined for a total of 2,862 SF



# BUILDING 200

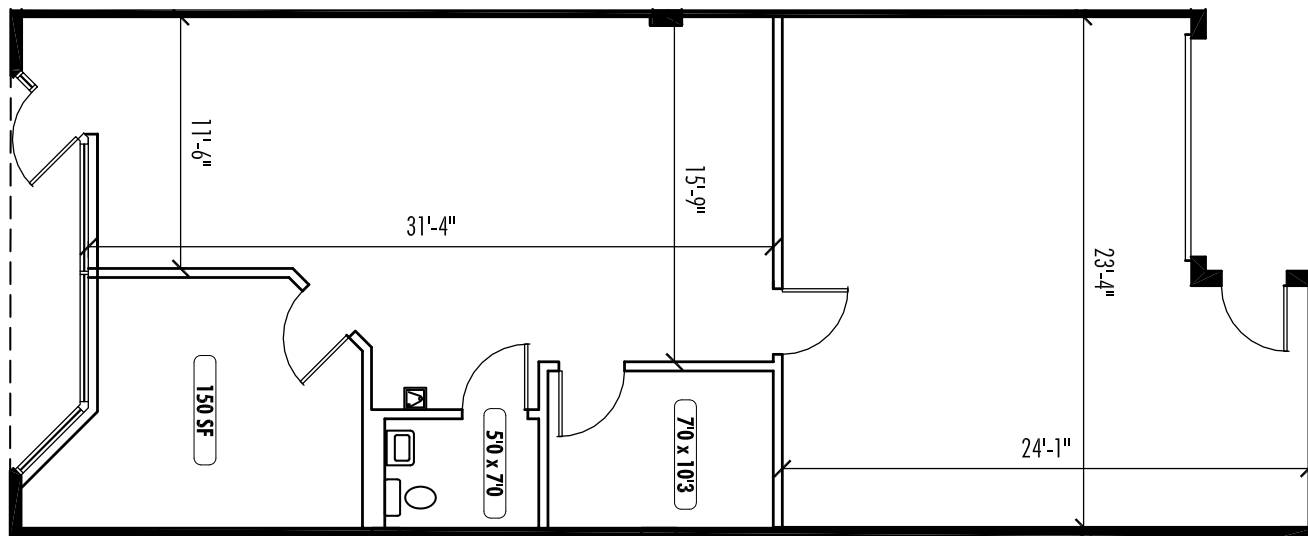
## SUITE 206 | 1,416 SF

791 SF Office

625 SF Warehouse

Available 2/1/26

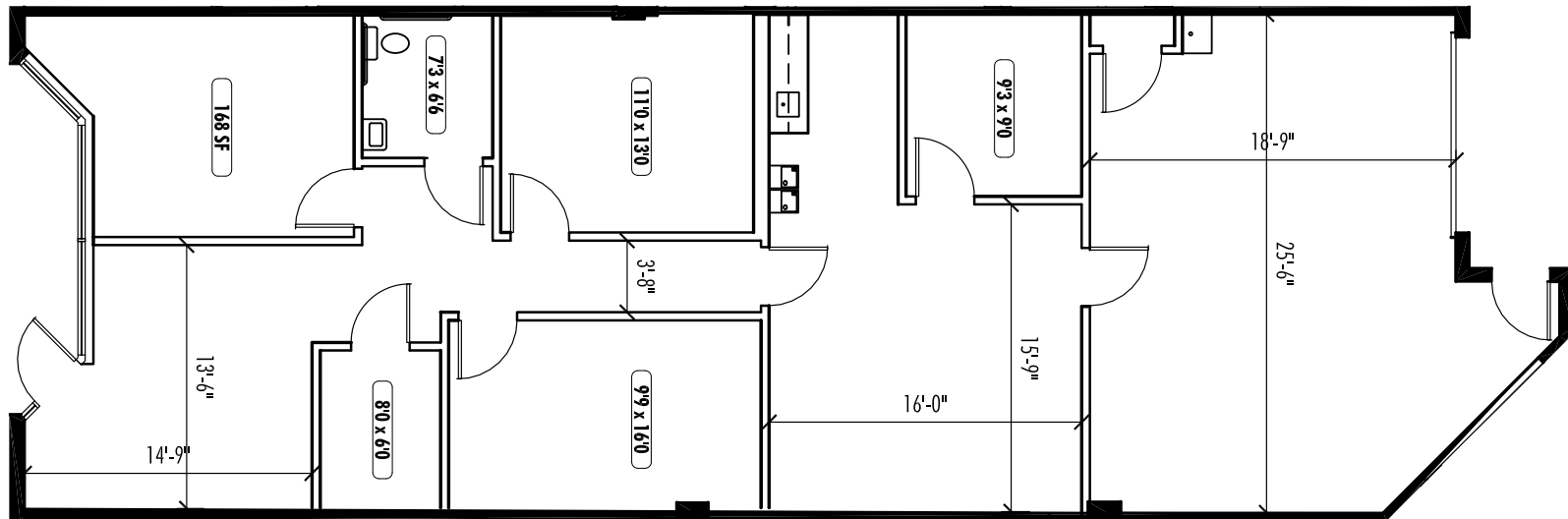
\*205 and 206 can be combined for a total of 2,862 SF



# BUILDING 200

## SUITE 212 | 1,869 SF

1,378 SF Office  
491 SF Warehouse  
Available 8/1/26

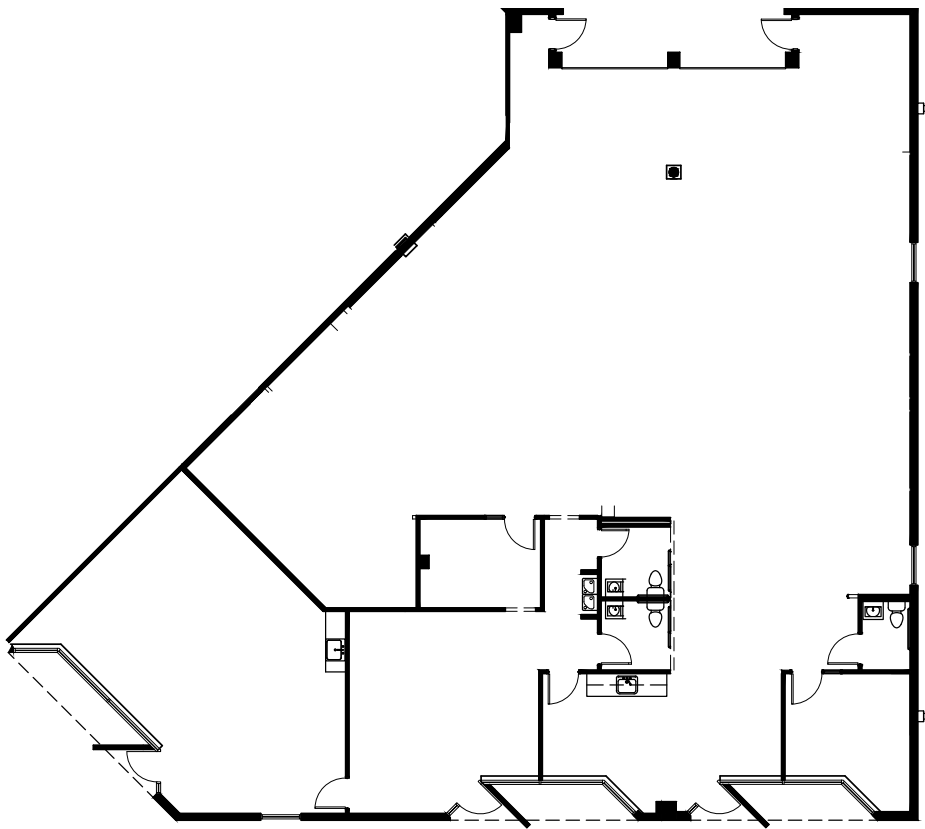




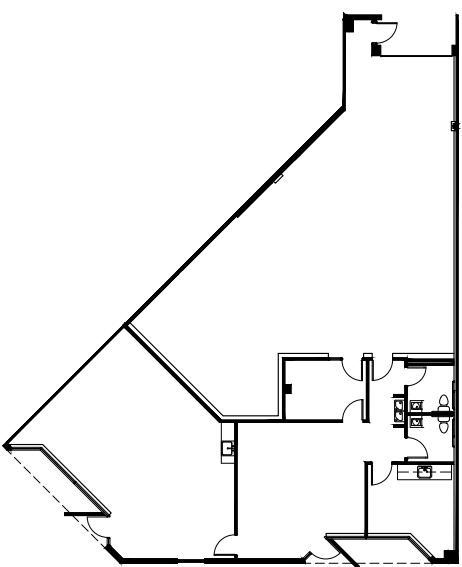
# BUILDING 200

## SUITE 214 | 5,227 SF

2,267 SF Office  
2,960 SF Warehouse

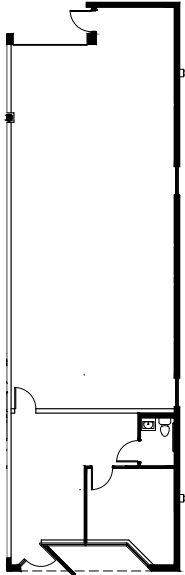


### Option to Demise



3,285 SF

1,713 SF Office  
1,572 SF Warehouse



1,942 SF

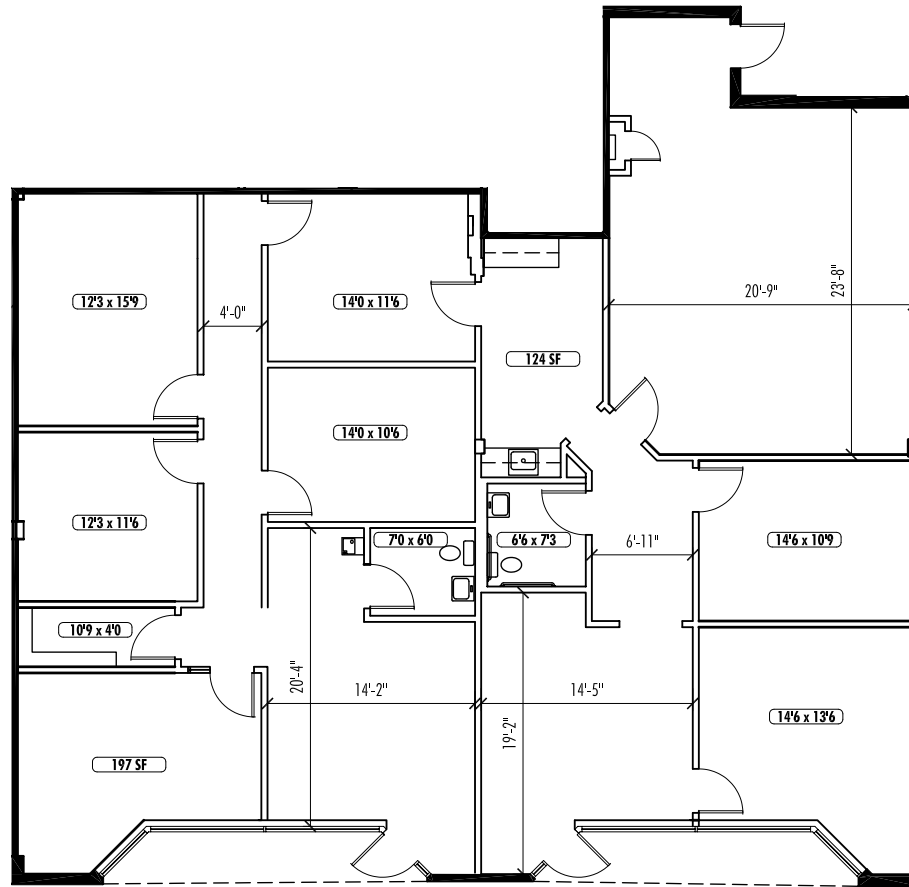
554 SF Office  
1,388 SF Warehouse

# BUILDING 400

## SUITE 406-407 | 3,162 SF

3,162 SF Office

Available 2/1/26

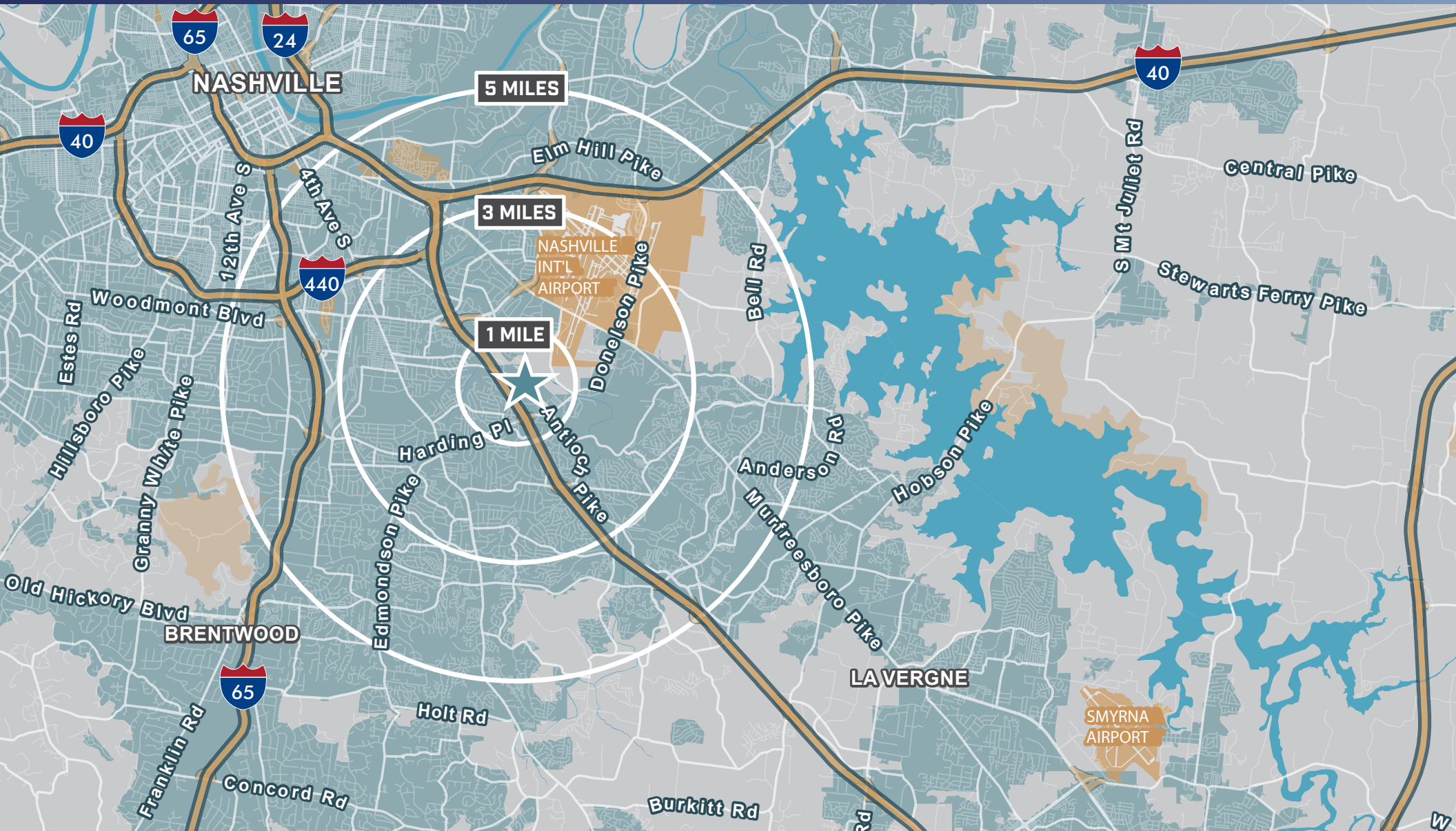




475 METROPLEX



# DRIVE TIME MAP



# 475

## METROPLEX

### F O R M O R E I N F O R M A T I O N

**Frank Thomasson, SIOR CCIM**

**Senior Vice President**

Office: +1 615 248 3500

Direct: +1 615 493 9258

[frank.thomasson@cbre.com](mailto:frank.thomasson@cbre.com)

**Grace Sport**

**Transaction Manager**

Office: +1 615 248 3500

Direct: +1 615 493 9261

[grace.sport@cbre.com](mailto:grace.sport@cbre.com)

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