

# SUBLEASE

±6,419 SF Available

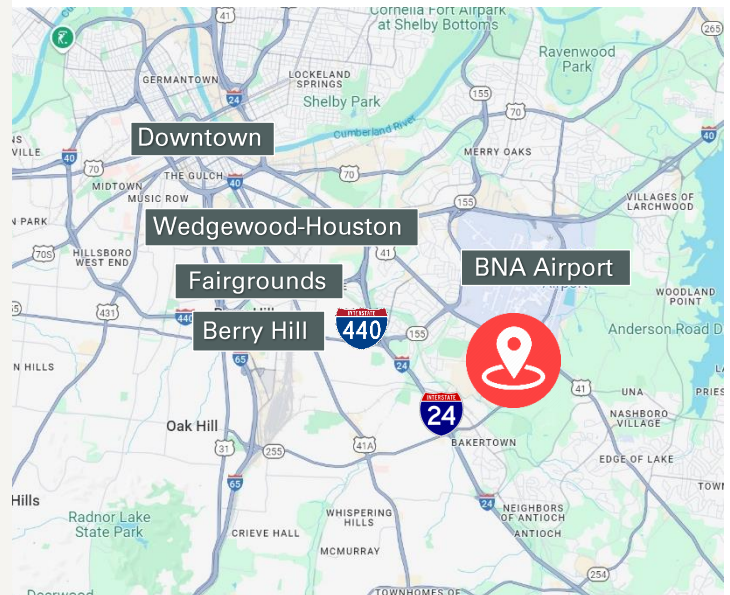
Sublease Opportunity in the Airpark Business Center

400 Airpark Center Drive, Ste 412, Nashville, TN 37217



## HIGHLIGHTS

- Sublease opportunity in the prestigious Airpark Business Center
- ±6,419 SF
- Lease Rate: \$13/SF NNN
  - Operating Expenses: \$2.88/SF
- (1) ±220 SF Office
- (1) ±250 SF Modular Office/Breakroom
- (1) ±100 SF Storage Room
- Fenced Outdoor Parking/Storage
- (1) Dock Door
- (1) Drive-in Door
- 18' – 20' Clear Height
- Term expires 5/31/27
- Site offers convenient access to I-24 (less than 2 miles)
- Located within 4 miles of the Nashville International Airport



**Jake Morris**  
Senior Vice President  
O: 615.345.7245  
jmorris@charleshawkinsco.com

Exclusively listed by:  
Charles Hawkins Co.  
760 Melrose Avenue  
Nashville, TN 37211

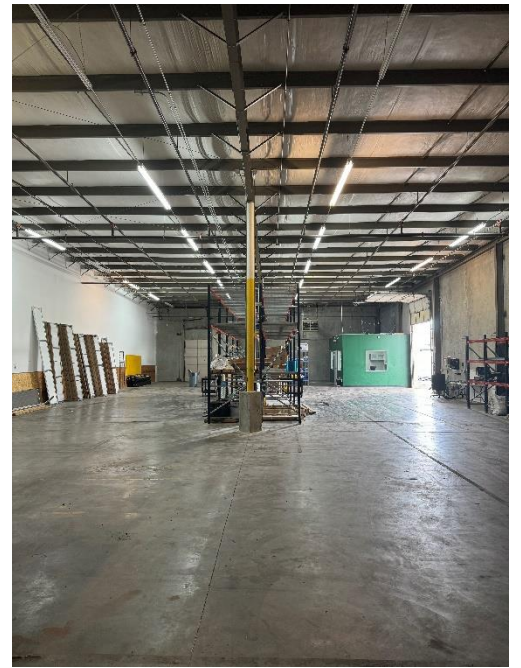
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Industrial Space

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Davidson County

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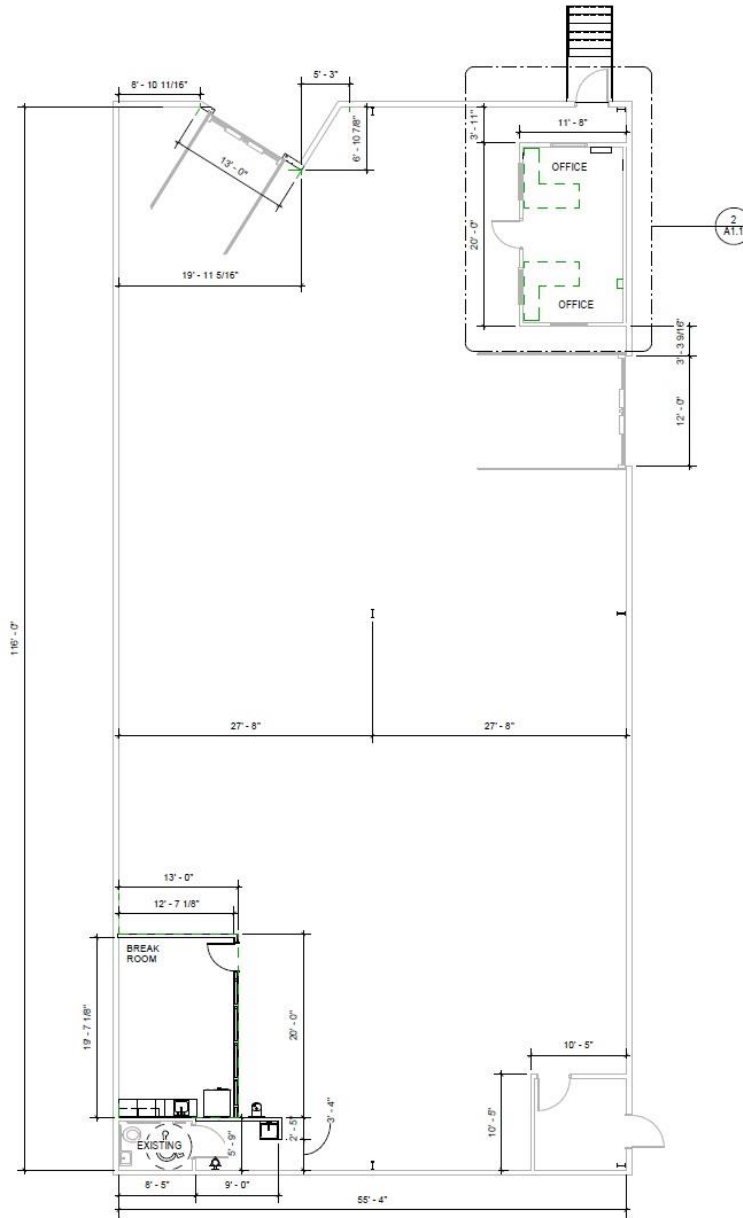
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## FLOOR PLAN



**1 FLOOR PLAN**  
SCALE: 1/8" = 1'-0"

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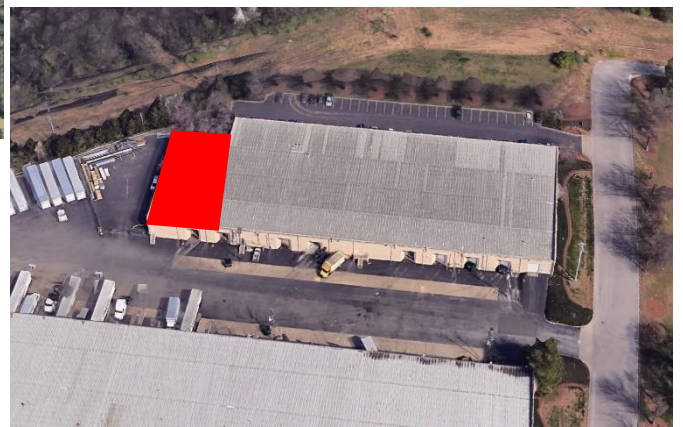
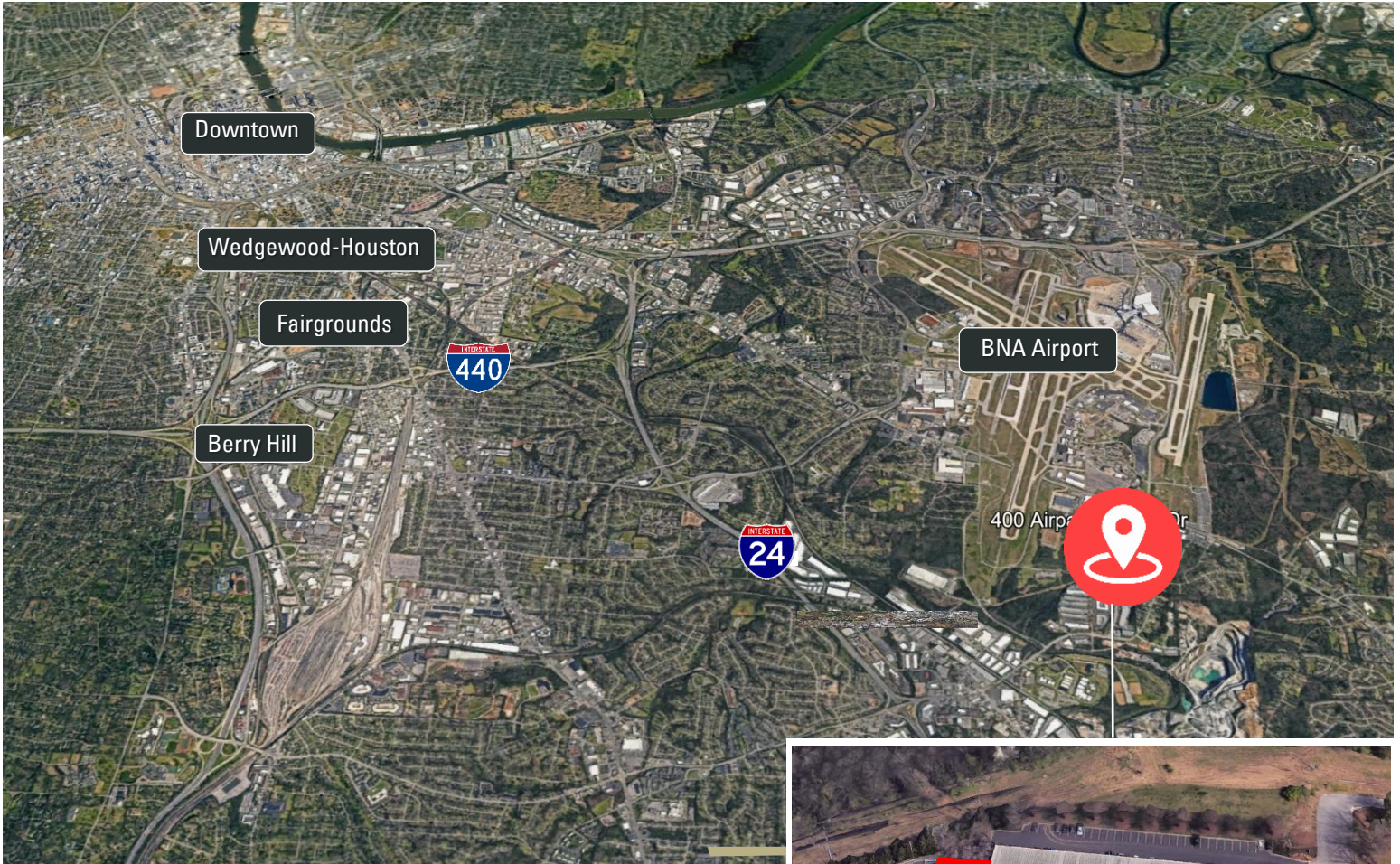


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## AERIAL



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