



For sublease

## Lenox Park Building B

6625 Lenox Park Drive | Memphis, TN 38115

Lenox Park is a premier Class A office building featuring a park-life campus setting with exceptional convenience and accessibility. Strategically placed in the 385 Corridor, this location offers seamless access for tenants and visitors alike, allowing fast commutes and major restaurant options. The property's serene green spaces, modern amenities, and professional environment creates an ideal setting for businesses seeking both productivity and comfort.



Scan or [click here](#) to view the virtual tour



8,203 SF available for sublease  
(lease expiration: 4/30/2028)



Rental rate: \$15.00 per square-foot



Existing office furniture is included

Suite 200  
Square Footage:

# 8,203

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Contact us:

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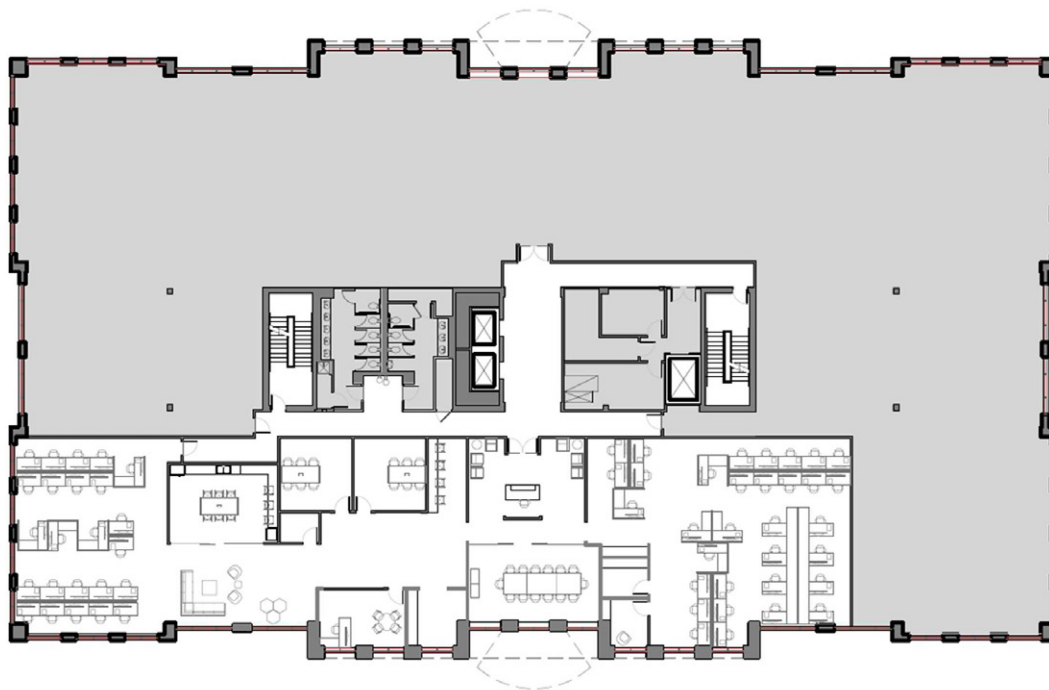
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# Suite 200 Plan

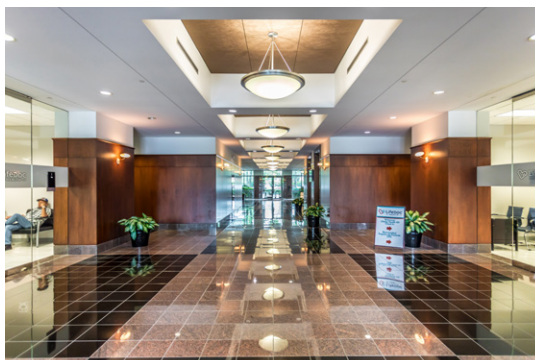


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## Building Features:

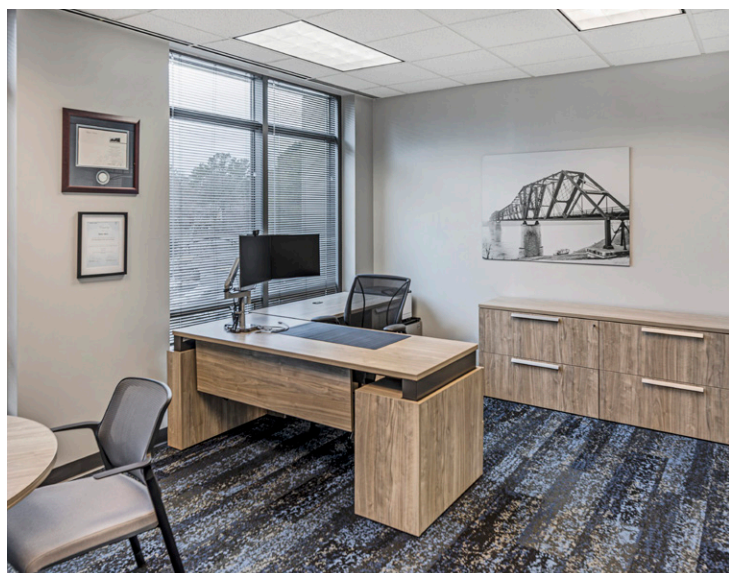
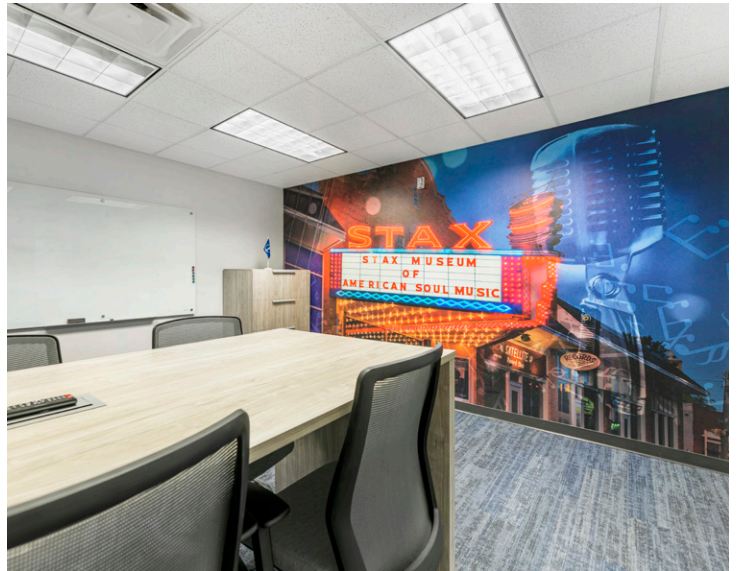
- Class A building offering a park-like campus setting
- Suite 200: 8,203 SF available for sublease  
*(lease expiration ending 4/30/2028)*
- Rental rate: \$15.00 per square-foot
- Existing office furniture included
- 24/7 roving security throughout the park
- Building includes back-up generator access
- Above-market parking ratio (4.7/1,000 SF)
- State-of-the-art technology infrastructure including fiber from AT&T, Comcast, and Level3
- Less than a 1 minute drive to access Hwy-385
- Within minutes to East Memphis, Germantown and key southeastern suburbs
- Close proximity to numerous upscale restaurants, banks, hotels and retail shopping centers

## Property Photos:





# Photo Gallery







### Travel Time

Hwy-385	0.3 miles
Poplar Avenue	2.5 miles
Germantown Pkwy	2.5 miles
I-240	2.6 miles
St. Francis Hospital	2.8 miles
Methodist Hospital	6.4 miles
Baptist Memorial	6.4 miles
Shelby Farms	8.8 miles
MEM Int'l Airport	11.2 miles
Downtown	16.9 miles



Positioned just south of Highway 385 (Bill Morris Highway), Lenox Park offers seamless access to East Memphis, Germantown and key southeastern suburbs via a major highway artery.

Just minutes from Saddle Creek and Laurelwood shopping centers, the location provides a mix of upscale retail, dining and everyday essentials within a short drive. The 385 Corridor has emerged as one of the fastest-growing economic hubs in the Memphis metro area – home to major headquarters such as FedEx Global HQ, International Paper, AutoZone and Orgill. Surrounded by established business districts, Lenox Park stands out as a highly sought-after office destination, combining prime accessibility with a professional and inviting campus environment.

Demographics	1 mile	3 miles	5 miles
People	16,768	97,059	202,514
Households	7,820	38,846	79,505
Average HHI	\$56,071	\$79,432	\$91,486
Median Age	34	34.5	36.1
Businesses	611	5,750	13,899



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Photo Source: Costal.com

# Contact

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## Our mission

Maximize the potential of property and real assets to accelerate the success of our clients, our investors and our people.



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