

Midtown Medical Plaza

For Sublease | 8,798 SF

2004 Hayes St.
Nashville TN 37203



CBRE

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Property Overview

For Sublease



Property Highlights



8,798 RSF



Term through March '29



\$25.00 FSG



Convenient Access to I-40



294,000 Total Building SF



Renovated in 2017

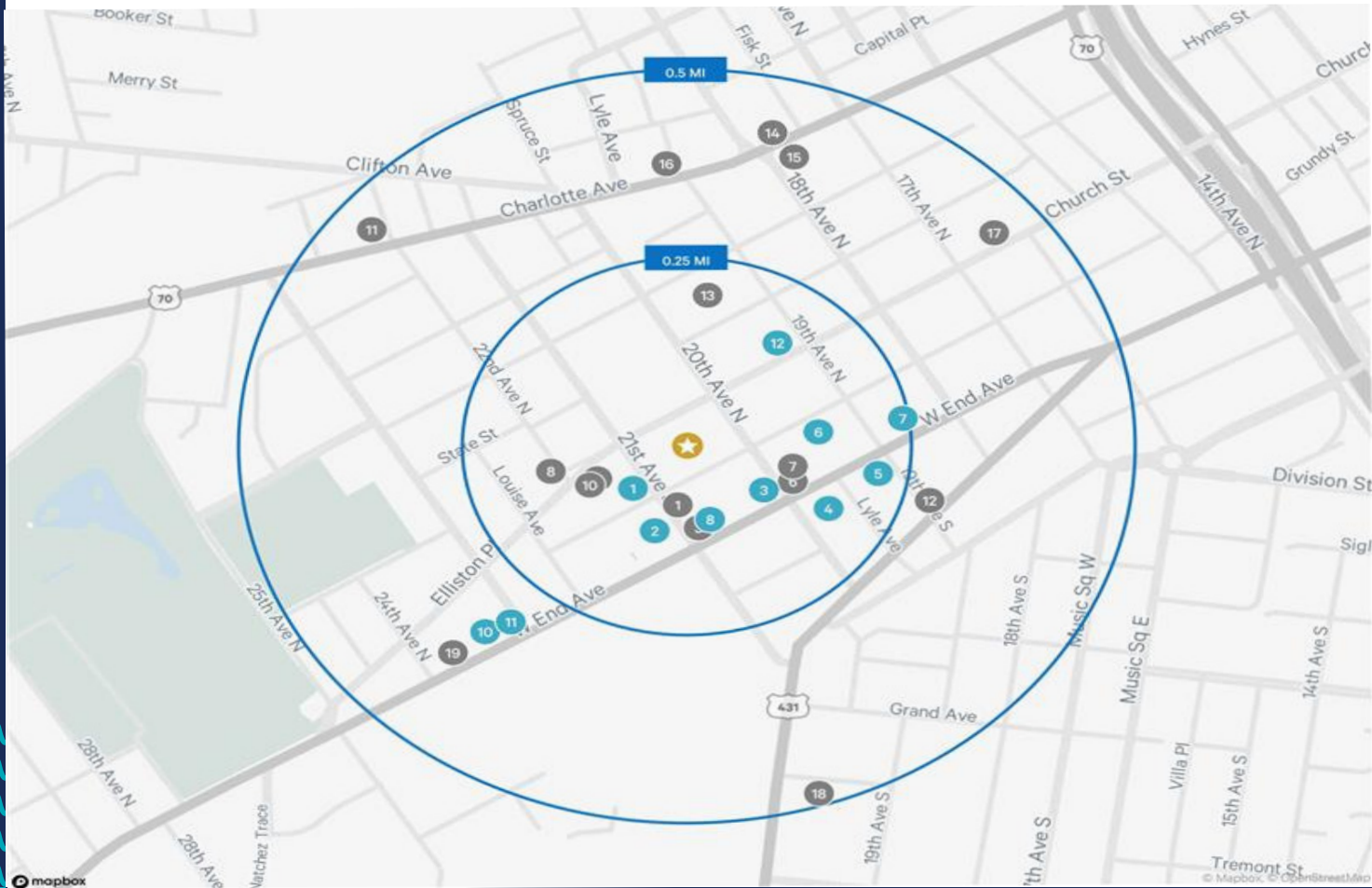


Nashville's Hub for Specialty Care

- Suites 715/720 totaling 8,798 RSF
- On Ascension St. Thomas Campus
- Proverbial Cup Coffee located in campus lobby
- Convenient covered access to hospitals through skybridge
- Multi-purpose conference room available to tenants
- Notable tenants include Ascension St. Thomas, Heritage Medical, Elite Sports Medicine, One Oncology and United Surgical Partners



Amenity Map



FOOD

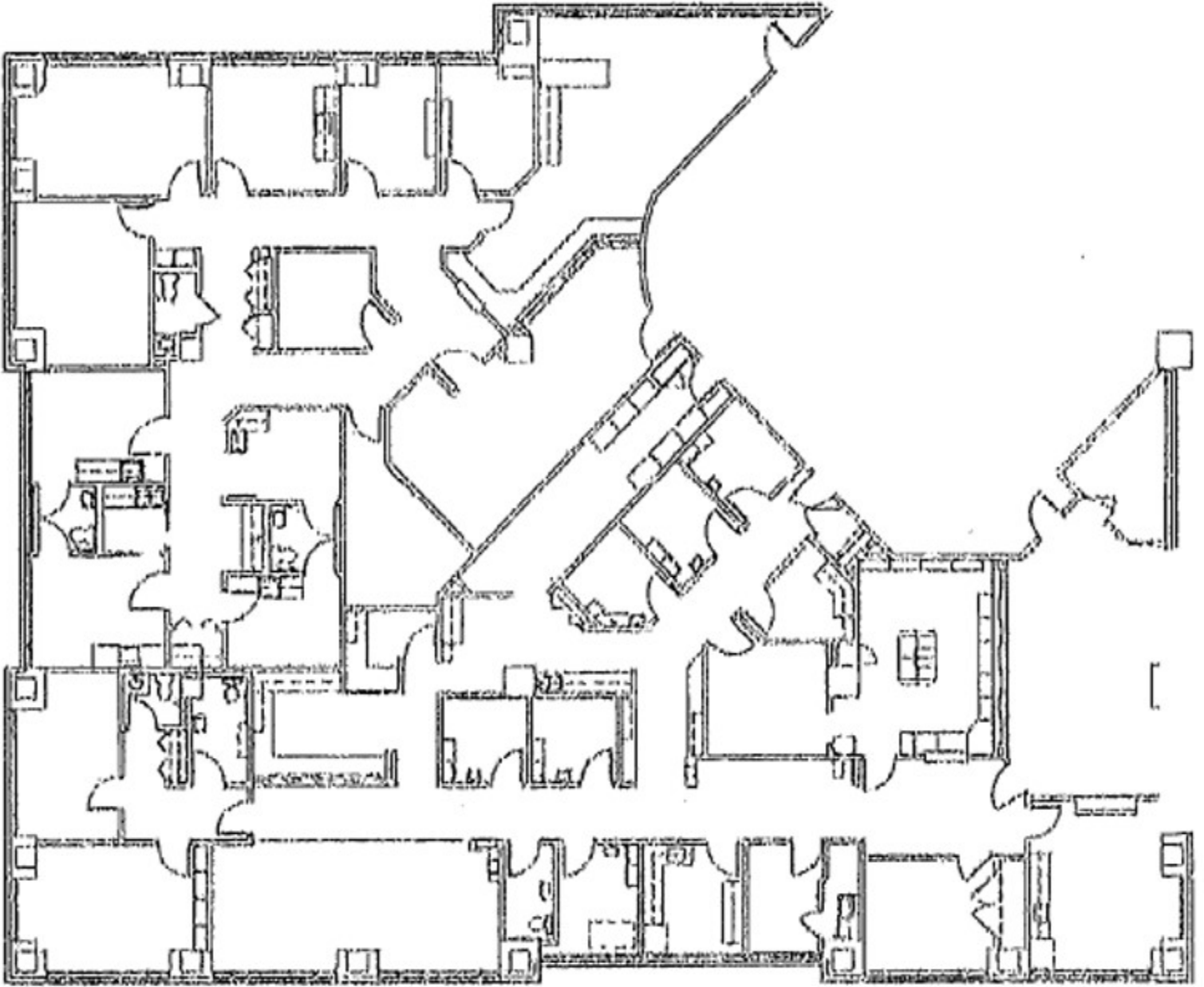
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|-----------------------------|----------------------------|
| 1. Sitar Indian Cuisine | 11. Starbucks |
| 2. Ruth's Chris Steak House | 12. Hattie B's Hot Chicken |
| 3. Jason Deli | 13. The Fainting Goat Cafe |
| 4. Five Guys | 14. Fattoush Cafe |
| 5. Cinco De Mayo | 15. Krystal |
| 6. Amerigo Italian | 16. Zaxby's Chicken |
| 7. Jasper's | 17. Chick-fil-A |
| 8. Michaelangelo's Pizza | 18. CAVA |
| 9. Elliston Place Soda Shop | 19. Jimmy John's |
| 10. Wingstop | 20. White Limozen |

AMENITIES

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|---|------------------------|
| 1. Hyatt House Nashville at Vanderbilt | 8. DGX |
| 2. Lowes Nashville Hotel | 9. FedEx |
| 3. Graduate by Hilton Nashville | 10. Office Depot |
| 4. Hampton Inn Nashville/Vanderbilt | 11. Pinnacle |
| 5. Courtyard Nashville Vanderbilt/ West End | 12. Next Level Fitness |
| 6. The Hayes Street Hotel | 13. Title Boxing Club |
| 7. Hutton Hotel | |

Suites 715/720

8,798 RSF

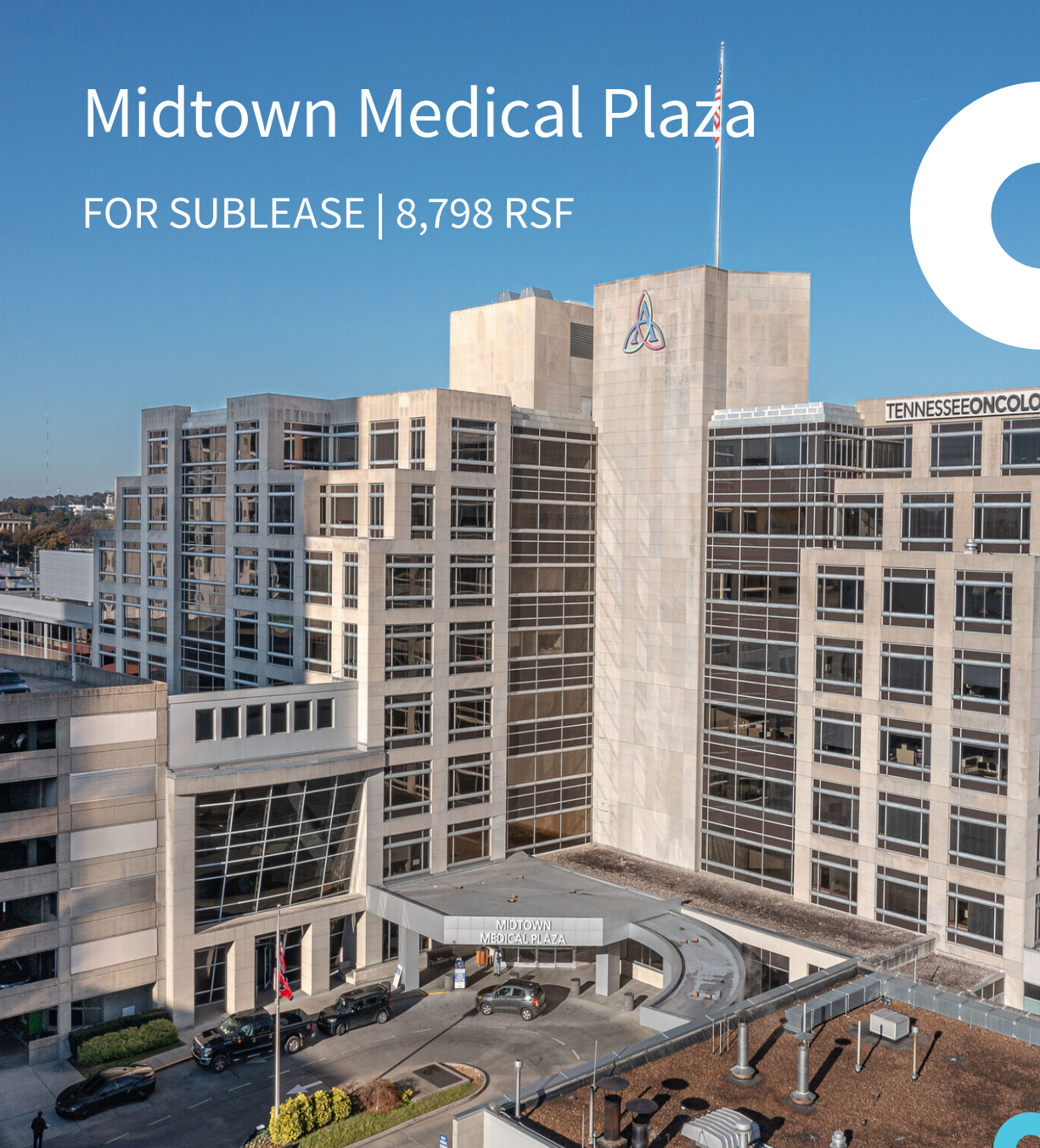


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