



GREENBRIER
real estate advisors

Industrial Warehouse for Lease

**520 Central Avenue
Nashville, TN 37211**



Contacts:

Marlow Payant
(901) 413-0500

Marlow@greenbrier-rea.com



Greenbrier Real Estate Advisors
419 N Forest Park Boulevard, Suite B
Knoxville, TN 37919
www.greenbrier-rea.com

Property Details

Name	Industrial Warehouse for Lease ~ Nashville, TN
Address	520 Central Avenue Nashville, TN 37211
Building Size	22,620 SF +/- —> 1,580 SF Office Space
Lease Price	Please see agent

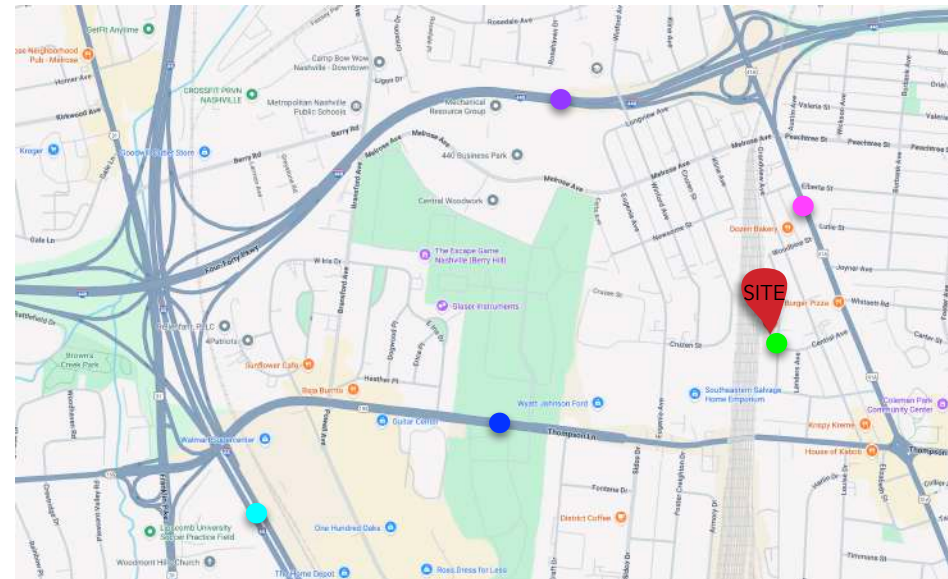
Warehouse Overview

- Industrial Warehouse for Lease in Nashville, TN on Central Avenue
- Conveniently located near Interstate 440 & Interstate 65
- Specs:
 - New TPO roof (2024)
 - New Skylights (2024)
 - 6 Drive-though bay doors + 1 Dock Door
 - 4 Offices, 1 Break Room and 3 Bathrooms
 - Ceiling Heigh: 16' at the eave and 24' at the peak
 - 22,620 SF +/- with 1,580 SF Office Space
 - Power:
 - 600 amp 3 Phase
 - With 175 amp 480
 - Total 600 amps

Traffic Counts (*2024 Data)

Central Avenue	Unavailable	●
Nolensville Pike (41A)	24,164 ADT	●
Thomson Lane	27,721 ADT	●
Interstate 440	116,218 ADT	●
Interstate 65	185,517 ADT	●

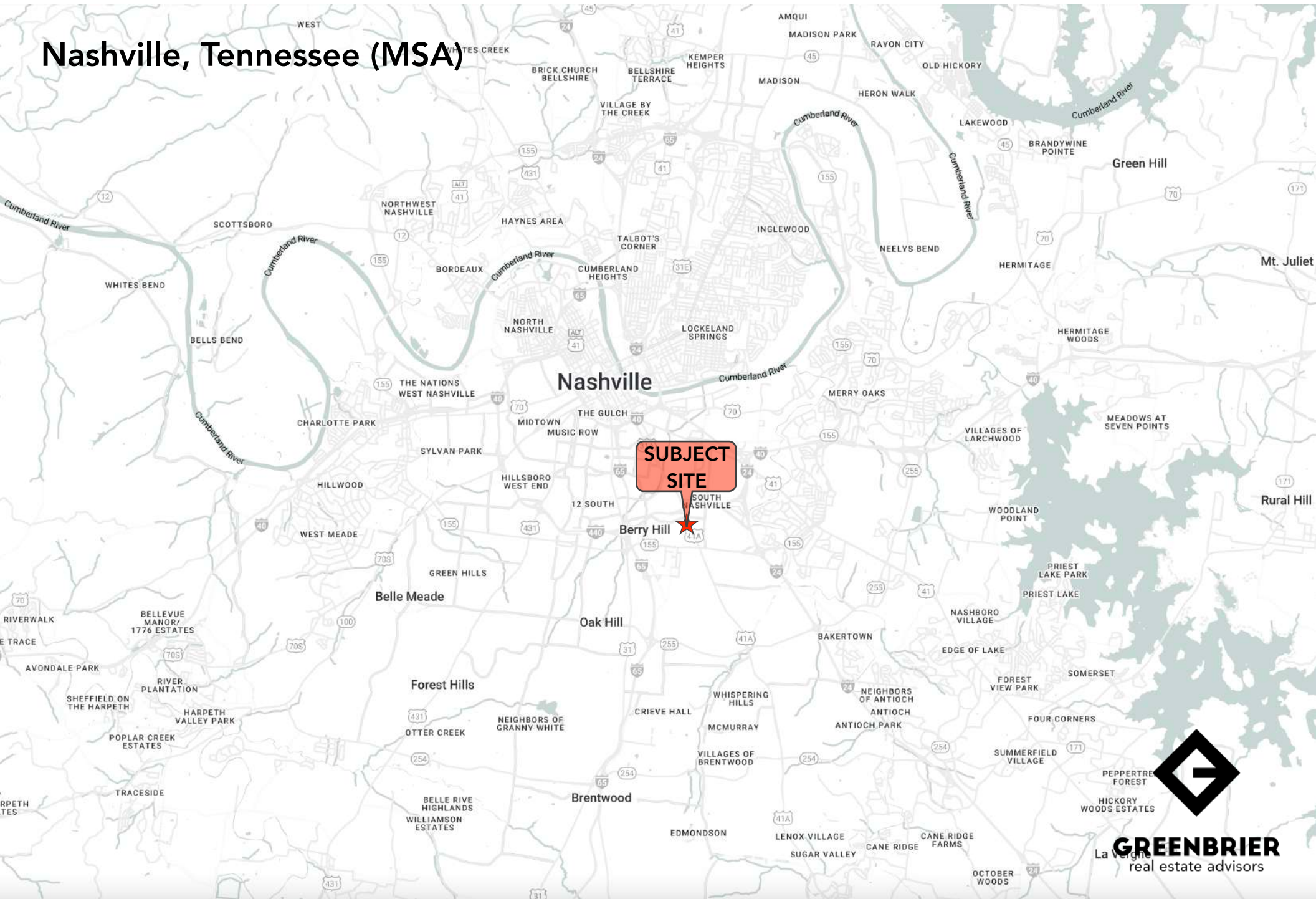
Map

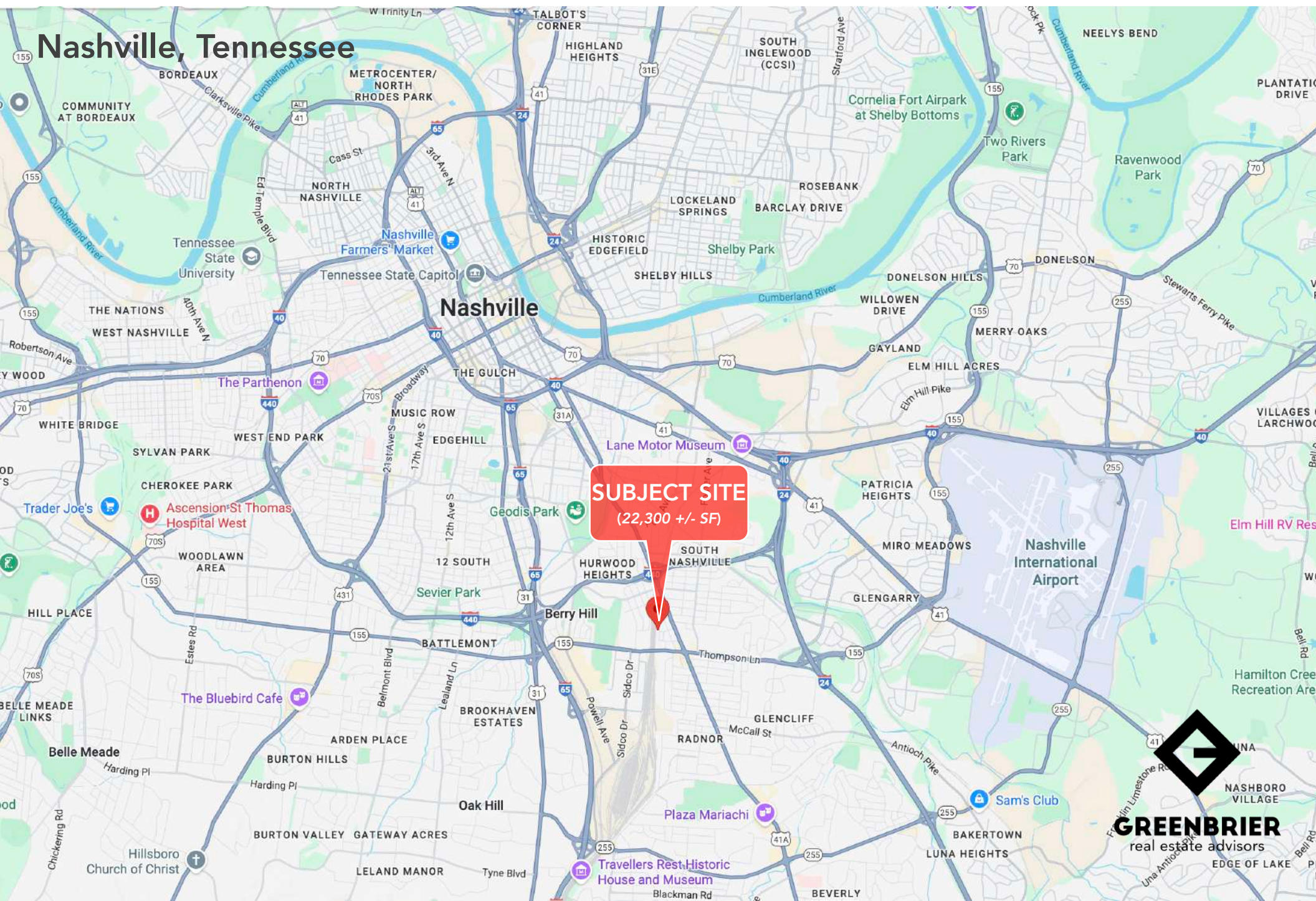


Demographic Snapshot (*2025 Data)

	1 Mile	3 Mile	5 Mile
Population	7,509	84,379	235,988
Average Household Income	\$100,884	\$119,530	\$128,825

Nashville, Tennessee (MSA)







Nashville, Tennessee

SUBJECT SITE
(22,300 +/- SF)

(22,300 +/- SF)

GREENBRIER
real estate advisors

VALLEY VIEW TERRACE



SUBJECT SITE
(22,620 +/- SF)

Mc Clain Avenue

Grandview Avenue

Central Avenue

Nashville, Tennessee

Nolensville Pike



Nashville, Tennessee

SUBJECT SITE
(22,620 +/- SF)

Mc Clain Avenue

Grandview Avenue

Nolensville Pike

Central Avenue



GREENBRIER
real estate advisors

520 Central Avenue ~ Nashville, TN 37211

