

FOR SALE

±9,100 SF On ±0.52 Acres

Unique Bed and Breakfast Opportunity in Nashville's
Downtown Urban Core

746 Benton Ave, Nashville, TN 37204

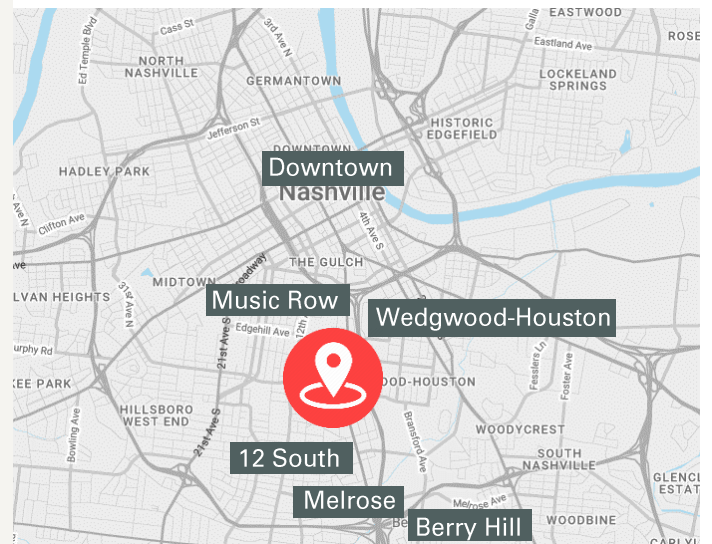
HISTORIC PROPERTY



HIGHLIGHTS

- Bed and Breakfast Opportunity in the Melrose Neighborhood (Home is on the Historic Register)
- ±9,100 SF on ±0.52 Acres
- **Reduced Price: \$3,050,000**
- Historic architecture
- Features beautiful oak-trimmed staircase and hardwood floors
- Outdoor amenities: gorgeous pool, hot tub, and covered grilling patio with a fireplace
- 5 Bedrooms with 5 full baths and 2 half baths
- High-end finishes and natural lighting
- Highly walkable site to all the amenities on 8th & 12th Avenues
- Minutes to Belmont & Vanderbilt Universities
- The property is also approved for special event use for up to 125 person capacity

Property Video



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Fridrich & Clark
3825 Bedford Ave, Ste 102
Nashville, TN 37215
T: 615.327.4800

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Davidson County

FRIDRICH
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CHARLES
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PHOTOS



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FLOOR PLAN



Exterior Only Bathroom: 45sf
Unfinished Basement: 1,691sf
Finished Basement: 359sf
1st Floor: 3,638sf (Included in GLA)
2nd Floor: 2,572sf (Included in GLA)
3rd Floor: 949sf (Included in GLA)

Total GLA: 7,159sf
GLA + Finished Basement: 7,518sf



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Melrose / 8th Ave Corridor



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