



DUNN
Commercial Group

FOR SUBLEASE OR DIRECT LEASE

244 Jacksn Meadows Drive
Hermitage, TN 37076

Lease Rate: \$18.03/SF
NNN: Estimated at \$5/SF



PROPERTY HIGHLIGHTS

Fully Built-Out Space in Free-Standing Building

Perfect for Medical or Office Uses

Easily Accessible to Andrew Jackson Pkwy & Lebanon Rd

Near TriStar Summit Medical Center Hospital

Located in Davidson County, TN

BUILDING DETAILS:



Free-standing 7,382 SqFt Building.
Ample Front and Rear Parking
Available.



Large Waiting Area, 16 Exam Rooms,
X-Ray Room, 4 ADA Compliant
Restrooms, Offices, & Breakroom.



Multi-Entrance Parking Lot. Building
has Many Windows for Natural
Light. Easily Accessible.



Kaileigh Dunn
Office: 615-981-3022
Cell: 217-304-5013



info@dcgtn.com
kdunn@dcgtn.com

www.dunncommercialgroup.com



PHOTOGRAPHS

244 JACKSON MEADOWS DR. HERMITAGE, TN



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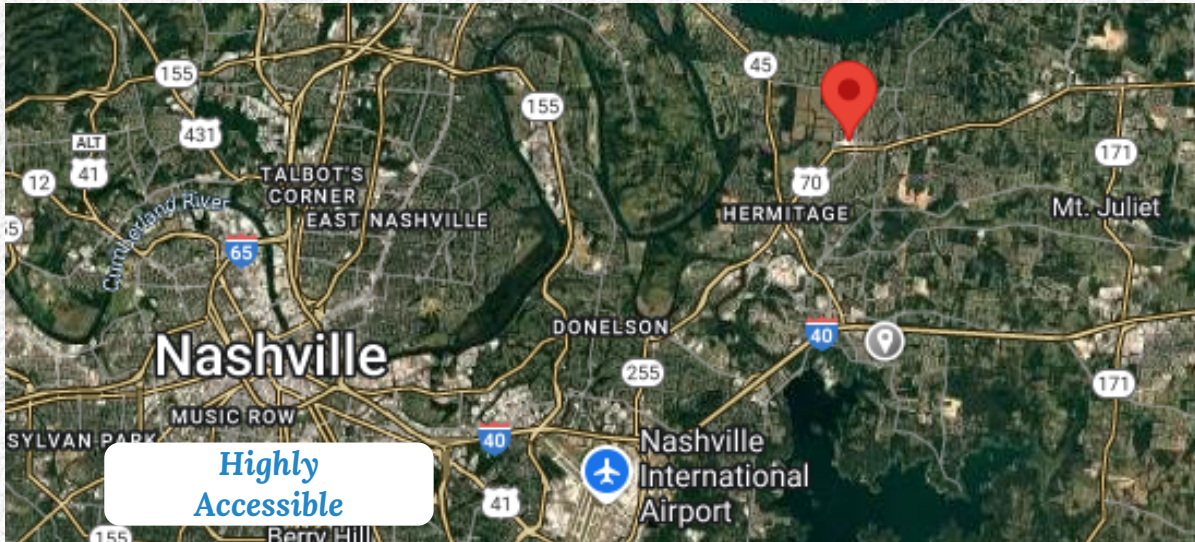




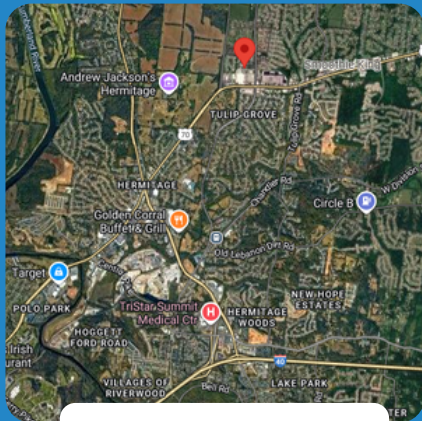
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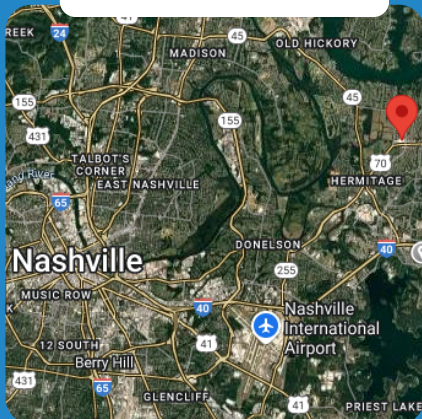
Maps and Demographics



Highly Accessible



Centrally Located



Population

	2 miles	5 miles	10 miles
2020 Population	25,557	111,223	398,551
2024 Population	24,158	108,948	402,248
2029 Population Projection	24,938	115,044	422,055
Annual Growth 2020-2024	-1.4%	-0.5%	0.2%
Annual Growth 2024-2029	0.6%	1.1%	1.0%
Median Age	42.5	41.1	38.6

Income

	2 miles	5 miles	10 miles
Avg Household Income	\$97,681	\$98,244	\$91,819
Median Household Income	\$80,109	\$77,065	\$70,197
< \$25,000	922	4,630	21,742
\$25,000 - 50,000	1,562	7,662	32,586
\$50,000 - 75,000	1,981	9,120	33,294
\$75,000 - 100,000	1,573	6,107	21,426
\$100,000 - 125,000	1,122	5,292	16,916
\$125,000 - 150,000	739	3,416	11,397