

475 | METROPLEX



475 Metroplex Drive / Nashville, TN

CBRE

PROPERTY DETAILS

475 Metroplex Drive / Nashville, TN

121,127 SF

Single Story Business Park

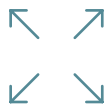
+ 5% Fee to Tenant Rep broker on New Leases

+ Multiple suites and flex spaces available

+ Drive-in Doors Available

+ Professionally Owned and Managed

+ Close to Nashville International Airport



Flex Space Available



Conveniently Located Just 10 Miles
South of Downtown Nashville



Less Than a Mile from I-24



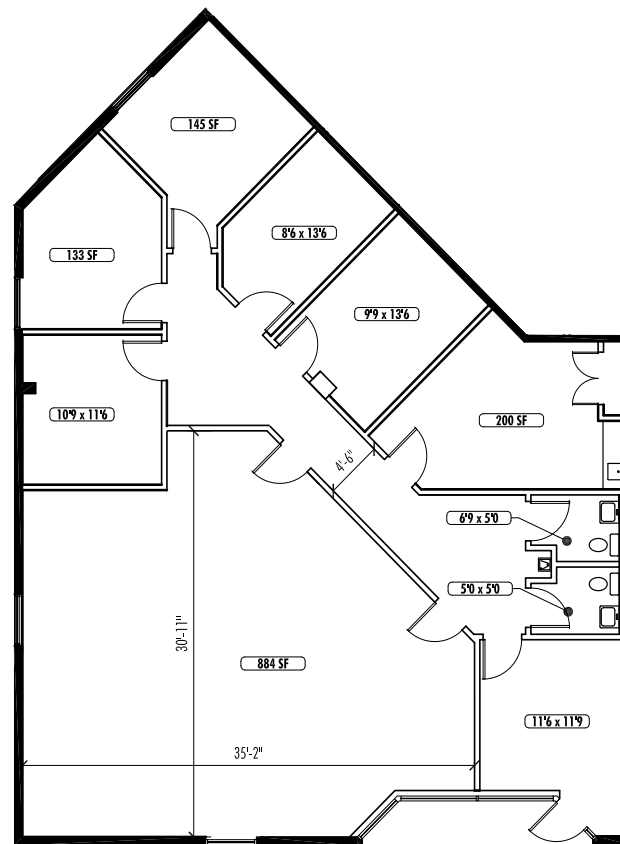
Parking Ratio: 4/1,000

BUILDING 100

SUITE 114 | 2,426 SF

2,426 SF Office

Available 7/1/26



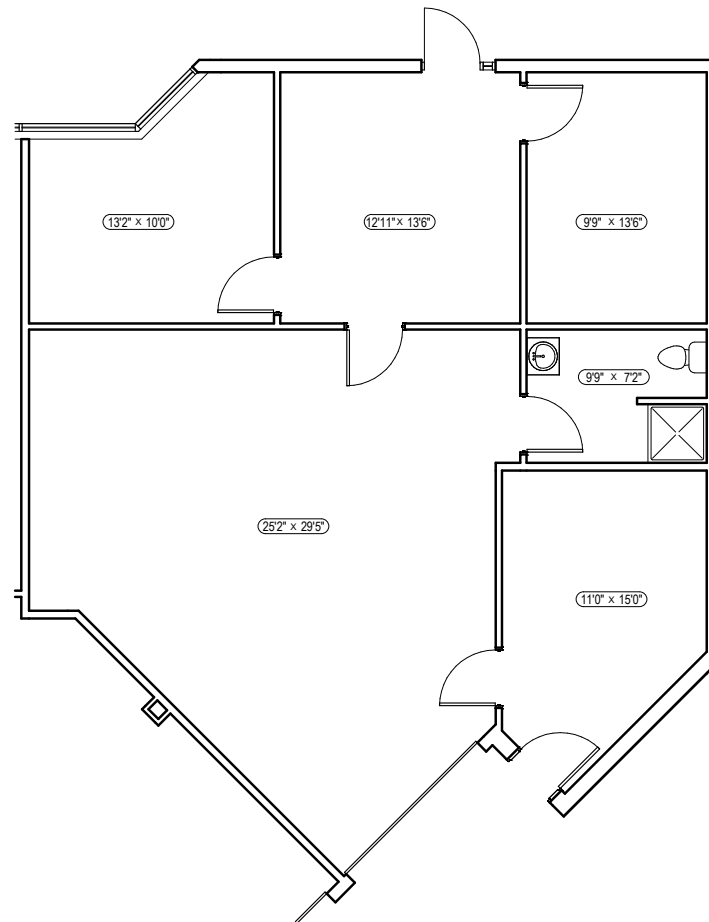
BUILDING 100

SUITE 201A | 1,415 SF

808 SF Office

607 SF Warehouse

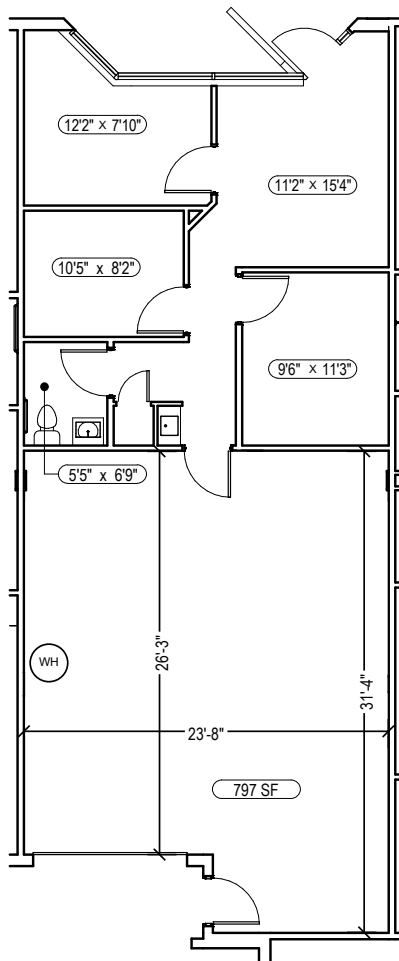
Available 1/31/26



BUILDING 200

SUITE 203 | 1,419 SF

622 SF Office
797 SF Warehouse



BUILDING 200

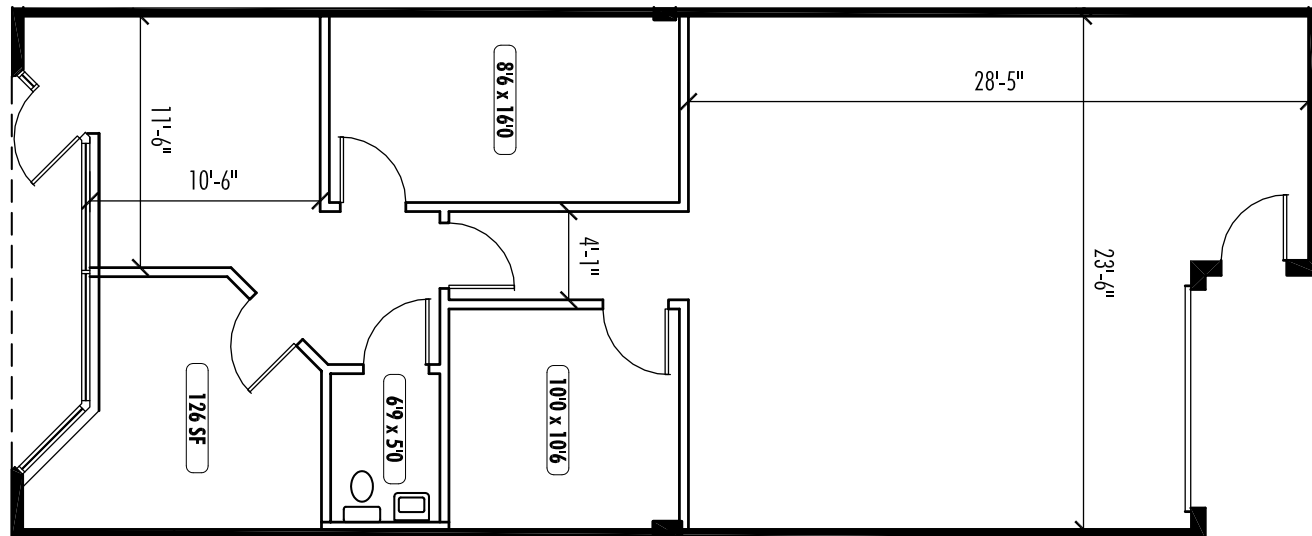
SUITE 205 | 1,446 SF

647 SF Office

799 SF Warehouse

Available 2/1/26

*205 and 206 can be combined for a total of 2,862 SF



BUILDING 200

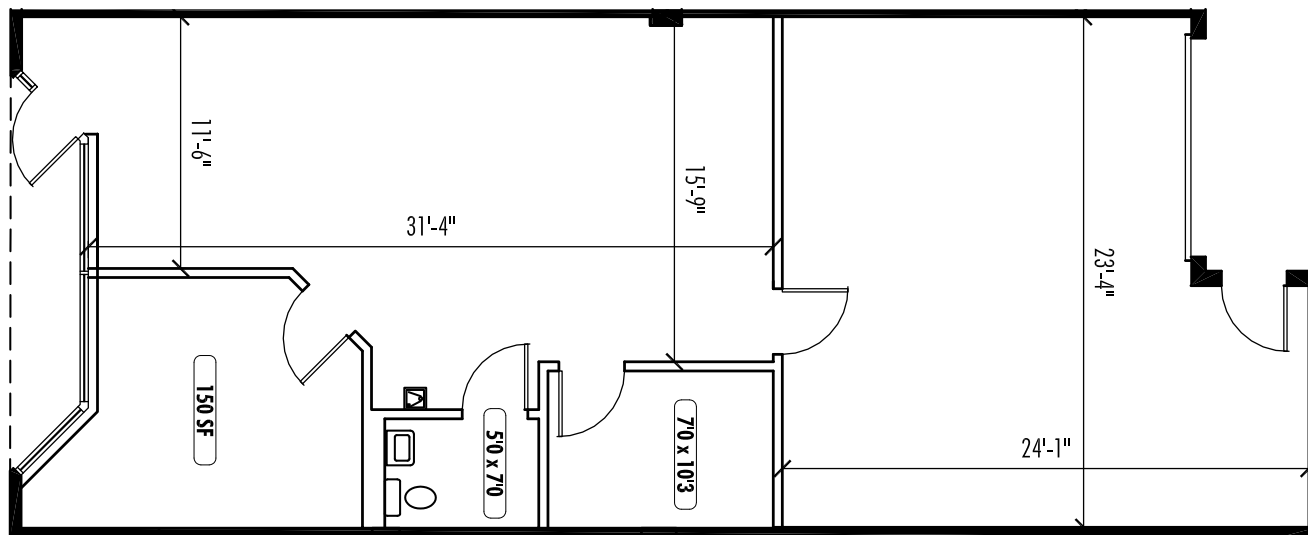
SUITE 206 | 1,416 SF

791 SF Office

625 SF Warehouse

Available 2/1/26

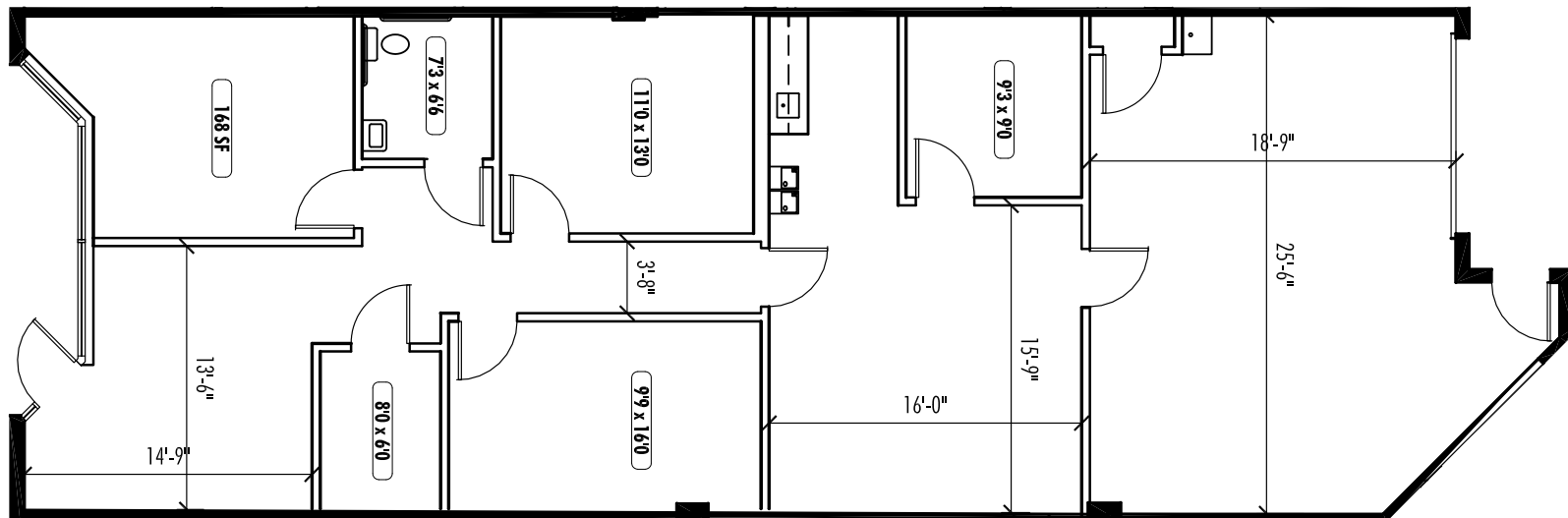
*205 and 206 can be combined for a total of 2,862 SF



BUILDING 200

SUITE 212 | 1,869 SF

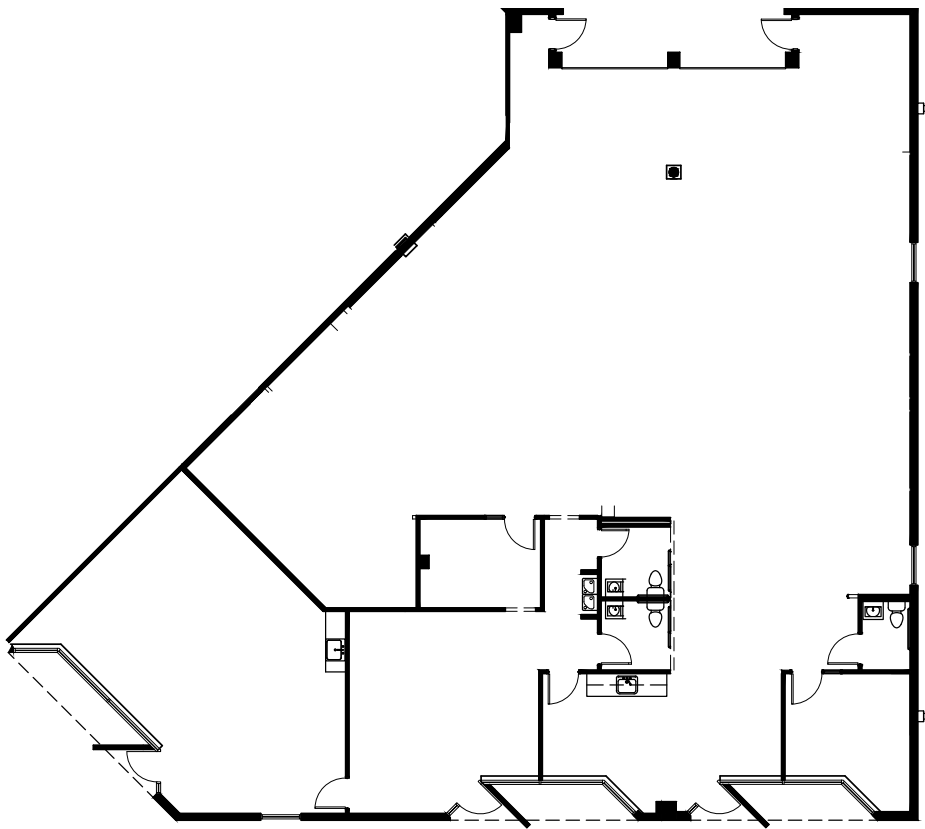
1,378 SF Office
491 SF Warehouse
Available 8/1/26



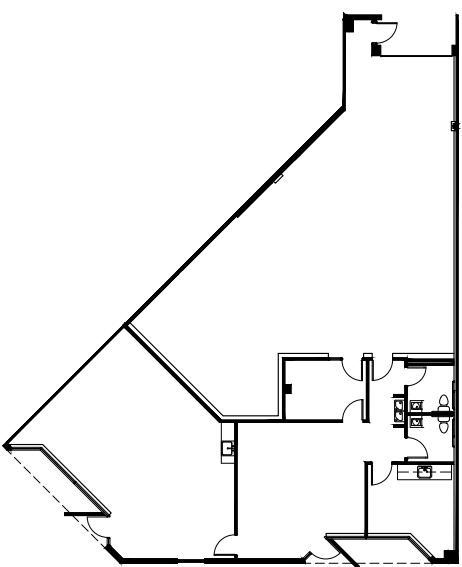
BUILDING 200

SUITE 214 | 5,227 SF

2,267 SF Office
2,960 SF Warehouse

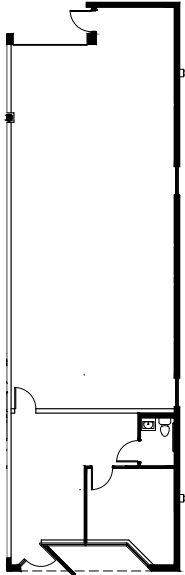


Option to Demise



3,285 SF

1,713 SF Office
1,572 SF Warehouse



1,942 SF

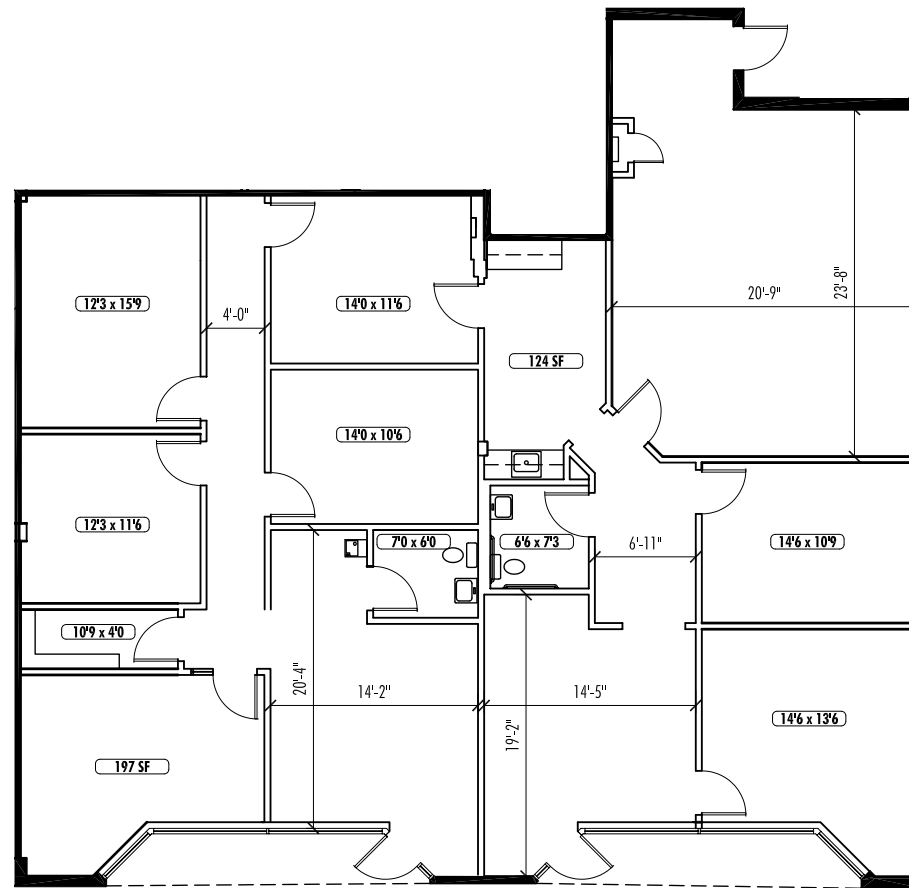
554 SF Office
1,388 SF Warehouse

BUILDING 400

SUITE 406-407 | 3,162 SF

3,162 SF Office

Available 2/1/26



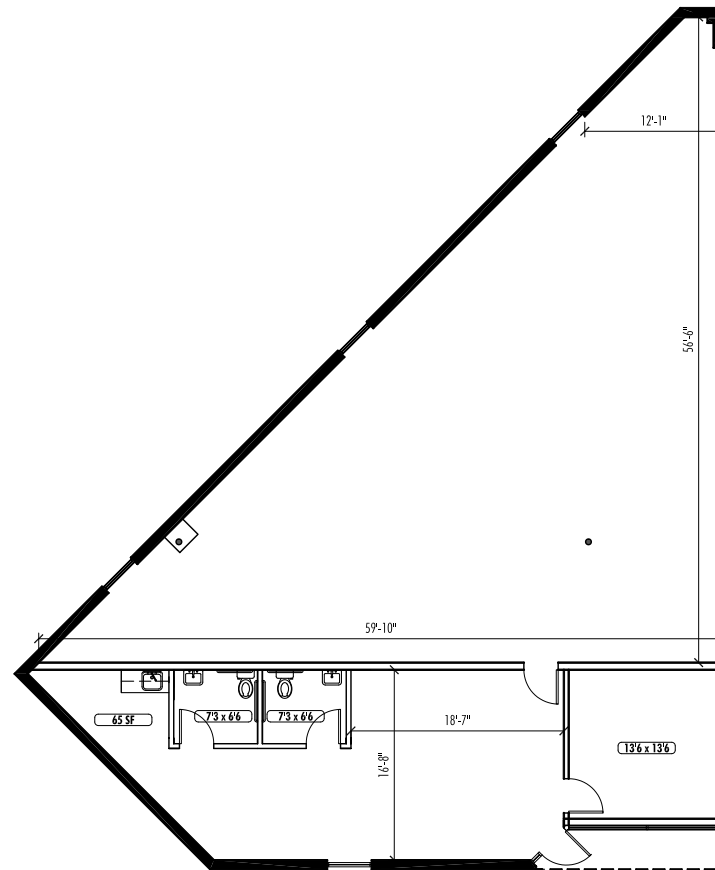
BUILDING 500

SUITE 501 | 2,851 SF

924 SF Office

1,927 SF Warehouse

Available – 11/1/26



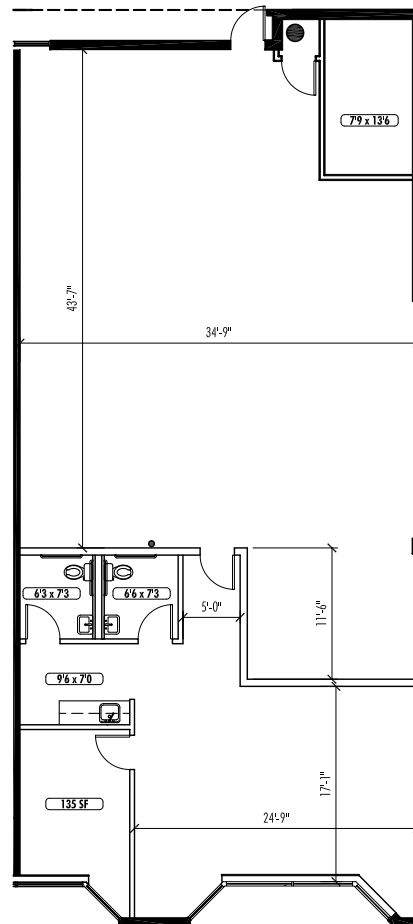
BUILDING 500

SUITE 504 | 2,841 SF

919 SF Office

1,922 SF Warehouse

Potential Availability – 2/1/26



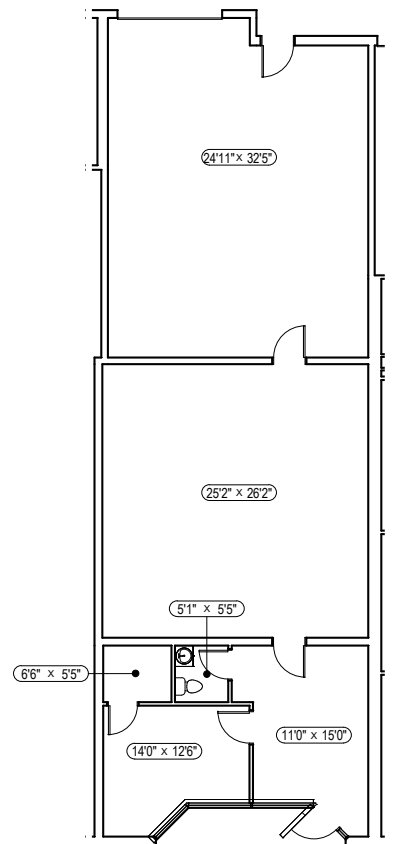
BUILDING 500

SUITE 507 | 2,049 SF

1,231 SF Office

818 SF Warehouse

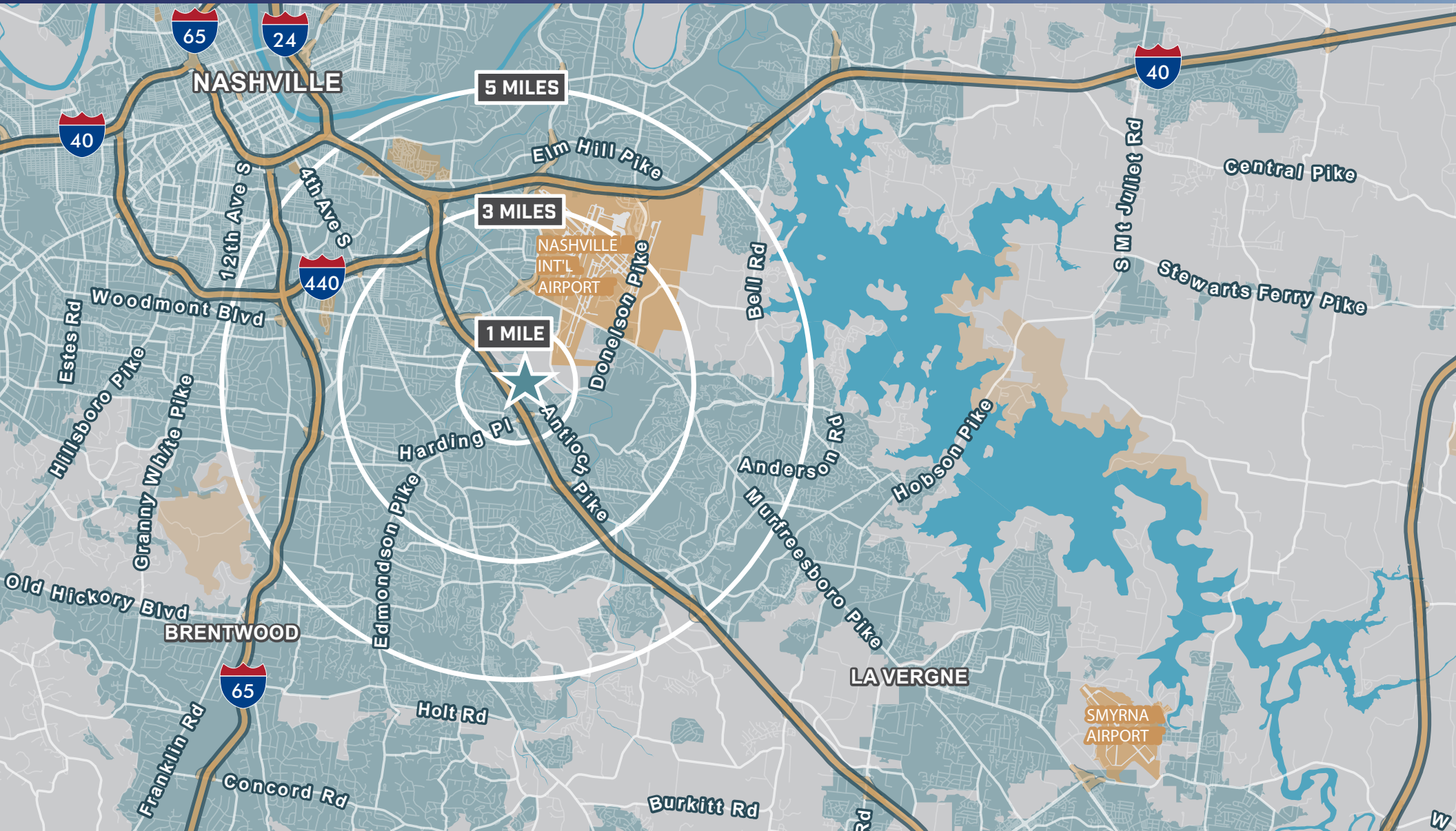
Available – 4/1/26





475 METROPLEX

DRIVE TIME MAP



475

METROPLEX

F O R M O R E I N F O R M A T I O N

Frank Thomasson, SIOR CCIM

Senior Vice President

Office: +1 615 248 3500

Direct: +1 615 493 9258

frank.thomasson@cbre.com

Grace Sport

Transaction Manager

Office: +1 615 248 3500

Direct: +1 615 493 9261

grace.sport@cbre.com

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