



COMPASS
COMMERCIAL

2828 Gallatin Pike, Nashville, TN

3,967 SF FREESTANDING RETAIL | \$35 SF/YR NNN



2828 GALLATIN PIKE

EAST NASHVILLE CORRIDOR

3,967 SF | \$35.00/SF NNN

Located along the bustling Gallatin Pike corridor in East Nashville, this freestanding 3,967 SF retail space offers exceptional visibility and flexibility. Delivered as a shell, the space is a true build-to-suit opportunity—ideal for retailers, medical users, showrooms, or service-based businesses looking to design a space that fits their exact needs. Surrounded by a dynamic mix of local businesses and growing residential neighborhoods, this property is well-positioned to capture foot and vehicle traffic alike. Whether you're an established brand or launching something new, 2828 Gallatin Pike is ready to be built around your vision.

Square Footage: 3,967 SF

Parking: 14 on-site spaces

Road Frontage: ±110 feet on Gallatin Pike

Clear Height: ±10-12 feet

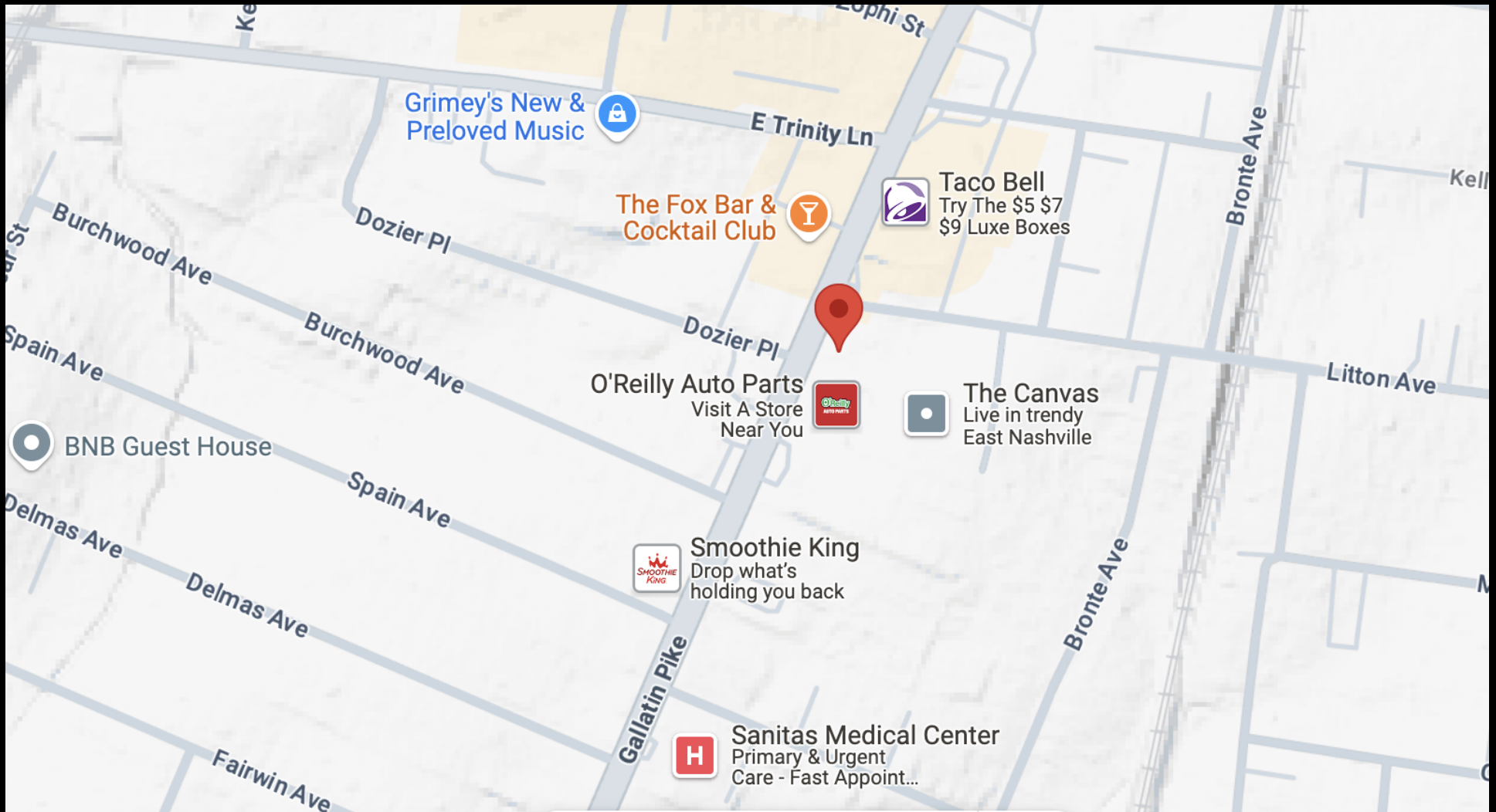
Lease Term: 5–10 years preferred

TI Allowance: Yes, negotiable with lease terms

Zoning: CS

Avg. Vehicle Per Day: 26,526





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