

**FOR LEASE**  
Office Space

Recently  
Renovated

**630 Melrose Avenue**

Virtual  
Walk-Through  
Available on our  
Website



The information contained herein has been obtained from sources deemed to be reliable and we have no reason to doubt its accuracy or reliability; however, this information is provided without any guarantee, should be verified by interested parties, and is subject to change without notice or obligation. Horrell Company assumes no responsibility for the accuracy or reliability of the information herein.



# Property Overview

ADDRESS 630 Melrose Avenue  
Nashville, TN 37211

AVAILABLE 9,944± SF

PRICE \$20.00 PSF

OPEX \$4.36 PSF

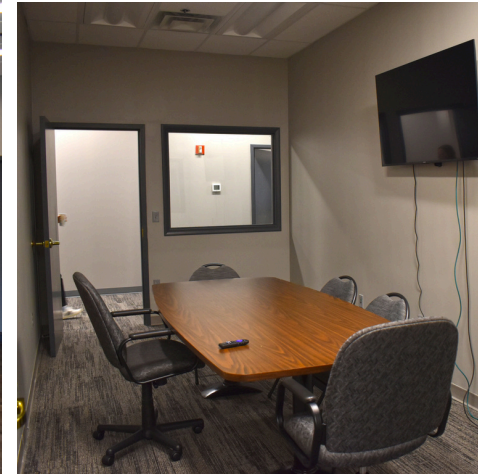
SERVICE TYPE NNN

## HIGHLIGHTS

Reception / Waiting Area  
Multiple Private Offices  
Breakroom  
Conference Room  
55-60 Parking Spots  
Open Work Area  
Gym with Locker Rooms & Showers  
526± SF of Warehouse Storage

## RECENT IMPROVEMENTS

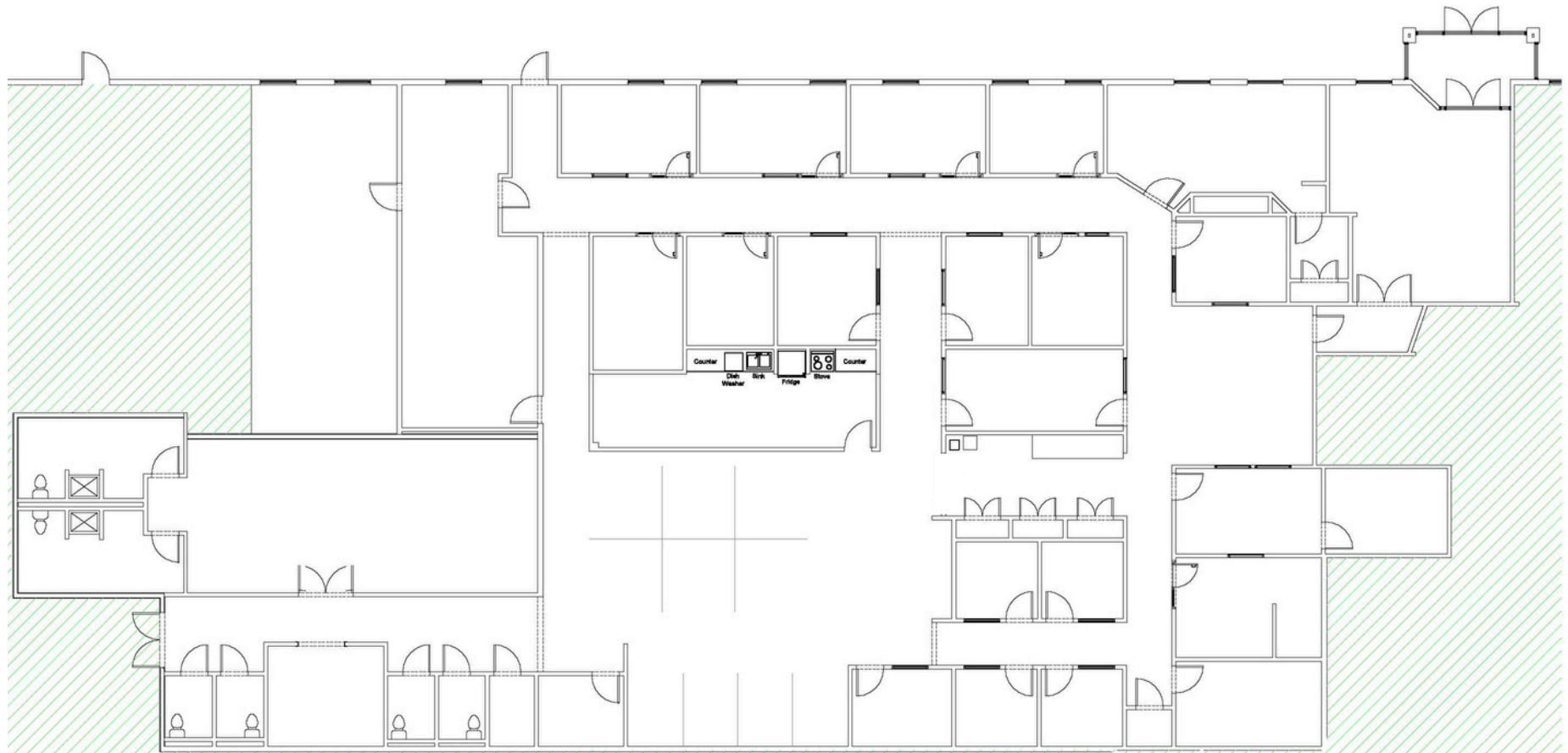
Recently Renovated with New Carpet & Paint  
15,000 FT of CAT-6 Cable  
New Kitchen Appliances  
LED Lighting  
Dedicated Server Room with Switchboard  
Furniture & Warehouse Racks Available Upon Request



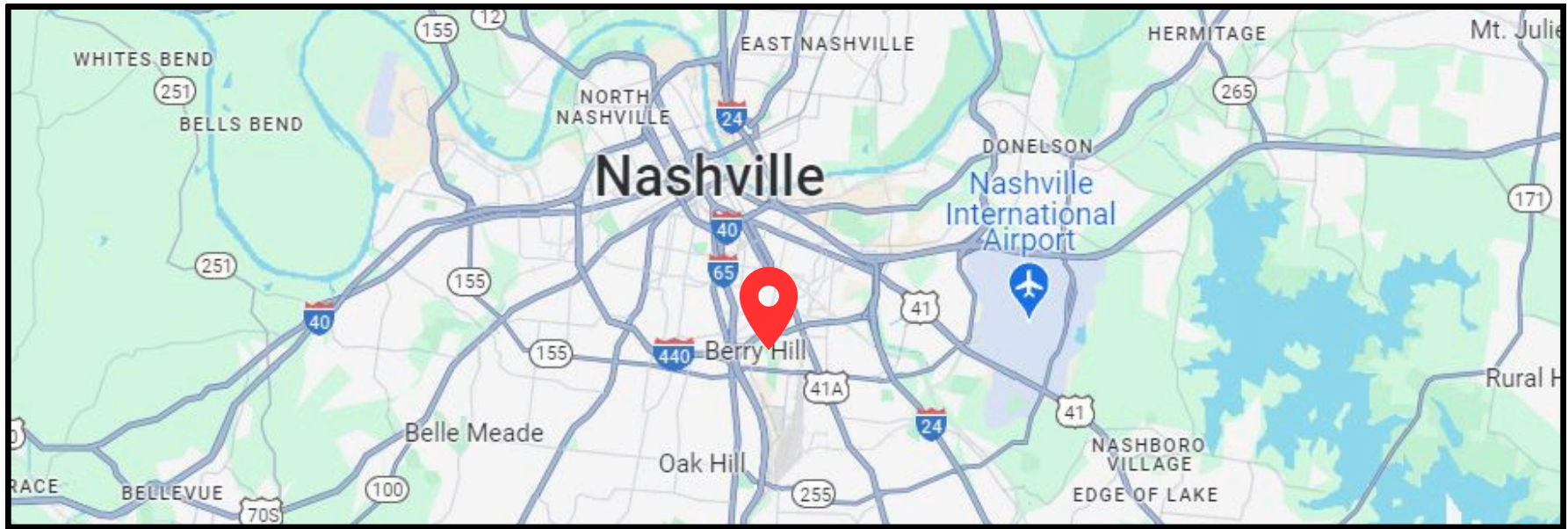
# 630 Melrose Ave

9,994+ Total SF

Available: Now







Conveniently Located Within 15 Minutes:





# DOWNTOWN NASHVILLE

LESS THAN 10 MINUTES FROM 630 MELROSE



## CONTACT ME

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