

FOR LEASE

±39,748 SF Available

Urban Infill Industrial Leasing Opportunity with
Immediate Interstate Access

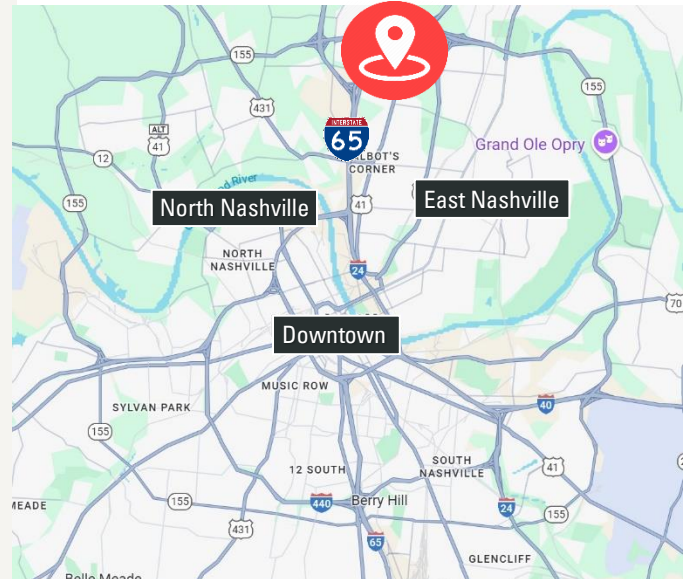
342 Homestead Road, Nashville, TN 37207

REDUCED RATE



HIGHLIGHTS

- Urban Infill Industrial Leasing Opportunity
- ±39,748 SF Available
- **Reduced Lease Rate: \$9.85/SF NNN**
 - Operating Expenses: \$2.11/SF
- ±2.5 Acres
- Short-term leases considered
- ±1,800 SF Office
- Zoned CS: Commercial Service
- (5) Dock Height Doors
- (3) Drive-in Doors
- 3-Phase, 600 Amp Service
- Fully Sprinklered
- Clear Span
- Located in an active industrial corridor in north Nashville
- ±5.7 Miles from downtown Nashville
- Immediate access to I-65/I-24



Bridger Smith

Senior Vice President

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Bo Rainey

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Exclusively listed by:

Charles Hawkins Co.

2920 Berry Hill Dr., Ste 100, Nashville, TN 37204

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Industrial Facility

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Davidson County

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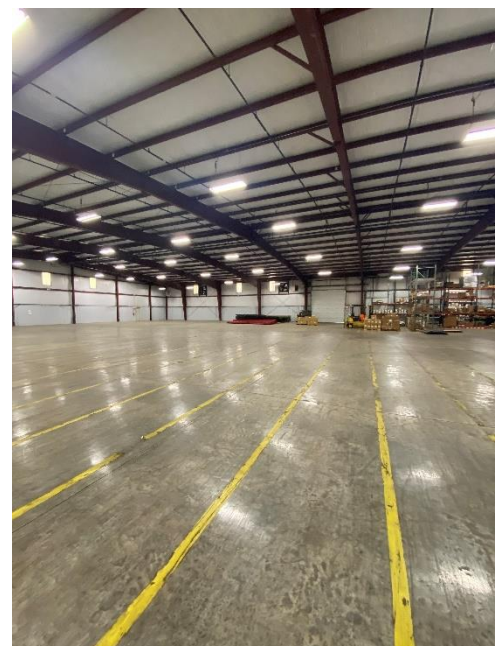
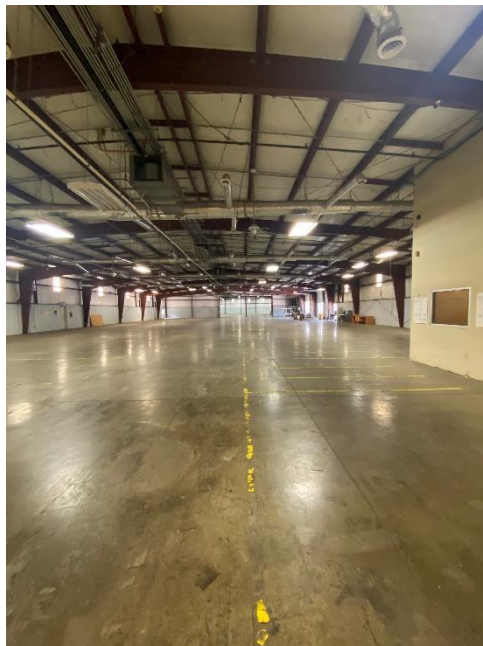
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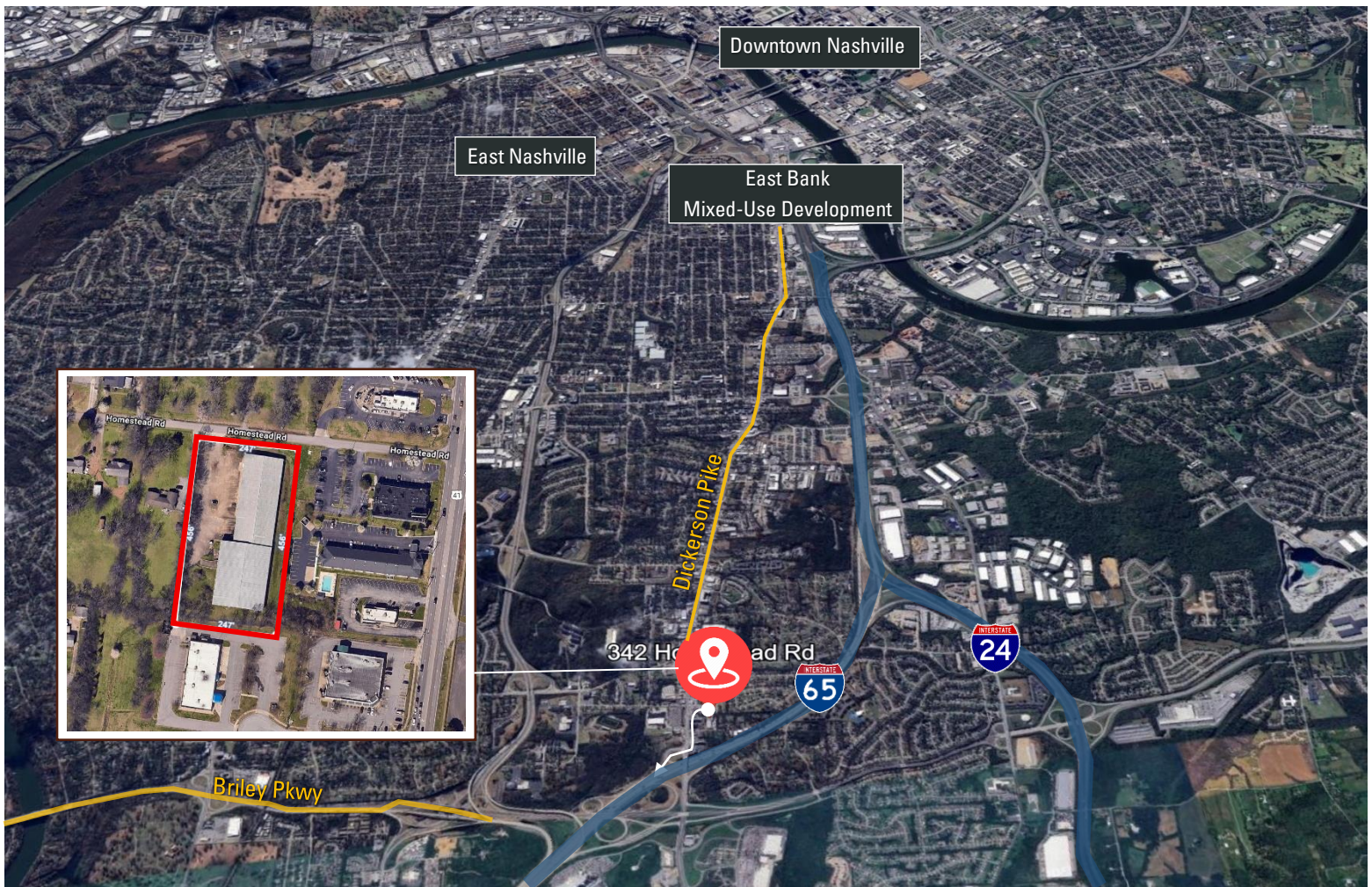
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