



For Sale

445 SF

**Ground Floor
Studio Office or Apartment**

Located in Midtown Just off I-440

3415 West End Avenue, Unit 101H
Nashville, Tennessee 37203

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For Sale
\$239,000 Asking Price
AS-IS Condition

Studio Office or Apartment
3415 West End Avenue, Unit 101H
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PROPERTY HIGHLIGHTS

- + 445 SF first floor studio office or apartment available in Midtown
- + Prime location just off I-440, offering excellent accessibility
- + Previously leased as a construction office
- + Includes rough-in plumbing and a full bath
- + Ample parking including 32 unrestricted parking spaces
- + Located near Vanderbilt University, Belmont University, major hospitals, and a variety of restaurants
- + Sold in AS-IS condition

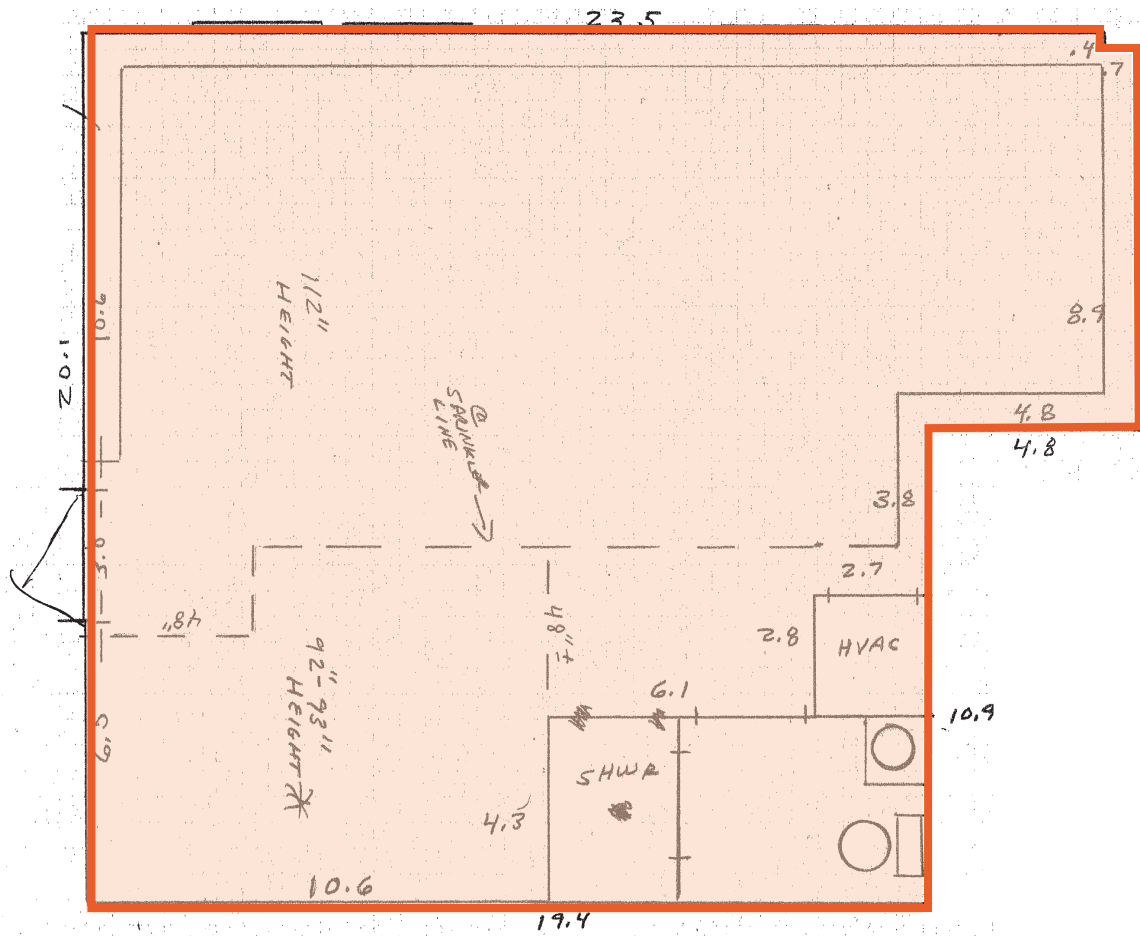
ADDRESS	3415 West End Avenue, Unit 101H Nashville, TN 37203
COUNTY	Davidson
ASKING PRICE	\$239,000
SQUARE FEET	445 SF
LOCATION	First Floor
SPACE USE	Office or Apartment
DISTRICT	Midtown / West End
PARKING	32 Unrestricted Spaces



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UNIT 101H





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The site plan shows a property divided into seven lots, A through G. Lot A is 893 SQ. FT. (132), Lot B is 3836 SQ. FT. (150), Lot C is 2003 SQ. FT. (152), Lot D is 906 SQ. FT. (155), Lot E is 939 SQ. FT. (154), Lot F is 815 SQ. FT. (153), and Lot G is 407 SQ. FT. (151). The plan includes dimensions for each lot and the surrounding property lines. A red box highlights a portion of Lot A and Lot I, which is 123 SQ. FT. (131).



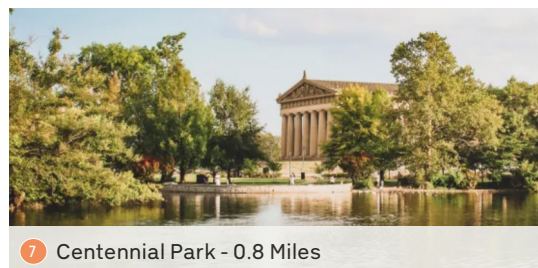
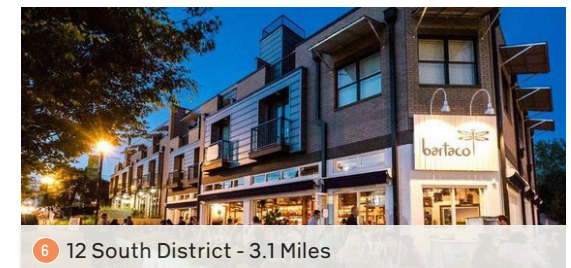
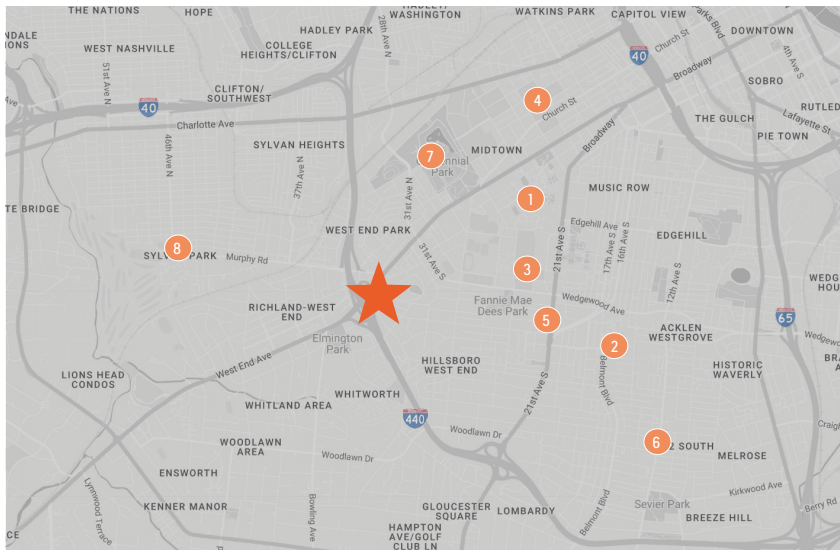
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NEARBY AMENITIES

Located at 3415 West End Avenue, Nashville, TN 37210, this prime property boasts an exceptional location just off I-440, ensuring excellent accessibility. It's in close proximity to Vanderbilt University, Belmont University, Centennial Park, several major hospitals, and a variety of restaurants, offering a perfect balance of convenience and comfort. Additionally, it is just a short distance from downtown Nashville, including popular destinations such as Ascend Amphitheater, Nissan Stadium, and the vibrant Broadway nightlife. This location seamlessly combines urban accessibility with a rich local atmosphere, making it an ideal spot for both business and leisure.



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