

FOR LEASE

City Heights

2600 + 2700 CLIFTON AVENUE, NASHVILLE, TN 37209



THRIVE
2700 CLIFTON AVE



CRAVE
2600 CLIFTON AVE

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THE _____
INDUSTRIAL
_____ GROUP

COMPASS RE COMMERCIAL

4031 ASPEN GROVE DRIVE, SUITE 400, FRANKLIN TN 37067 | O 615.475.5616

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ABOUT CITY HEIGHTS

City Heights is a rapidly growing district ideally positioned near some of Nashville's most iconic neighborhoods, such as Midtown, The Gulch, Sylvan Park, and The Nations. Its strategic location and growing popularity among residents make it an excellent opportunity for commercial businesses to invest. The area's increasing residential density and proximity to key urban centers create a vibrant market with strong demand for a variety of services and retail options. Current tenants at City Heights include Burn Boot Camp, Retrograde Coffee, A-ROI by Smiley Thai, and Sanctuary Salon.

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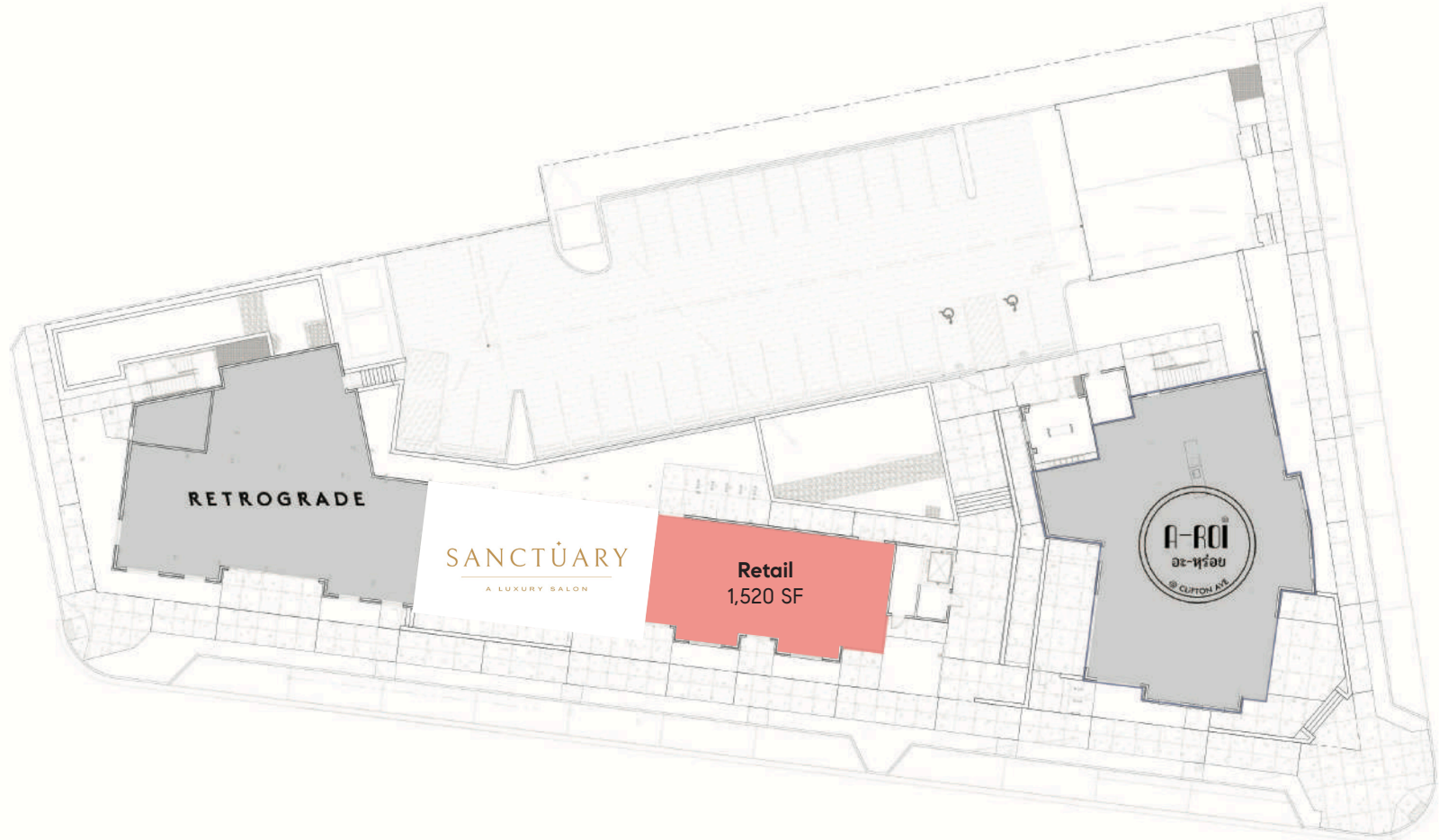
THRIVE

2700 CLIFTON AVENUE, NASHVILLE, TN 37209

Total SF
1,520

Delivery Date
Immediate

Tenant
Improvements
Allowance Available



Merchandising Ideas

■ Retail

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2600 CLIFTON AVENUE, NASHVILLE, TN 37209



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CRAVE


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Total SF
4,081 SF

Delivery Date
Immediate

Tenant Improvements
Allowance Available

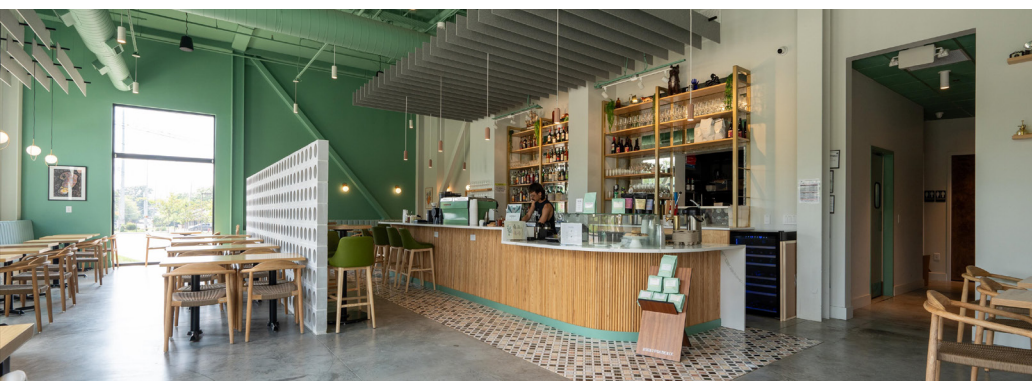
Merchandising Ideas

 Restaurant/Bar



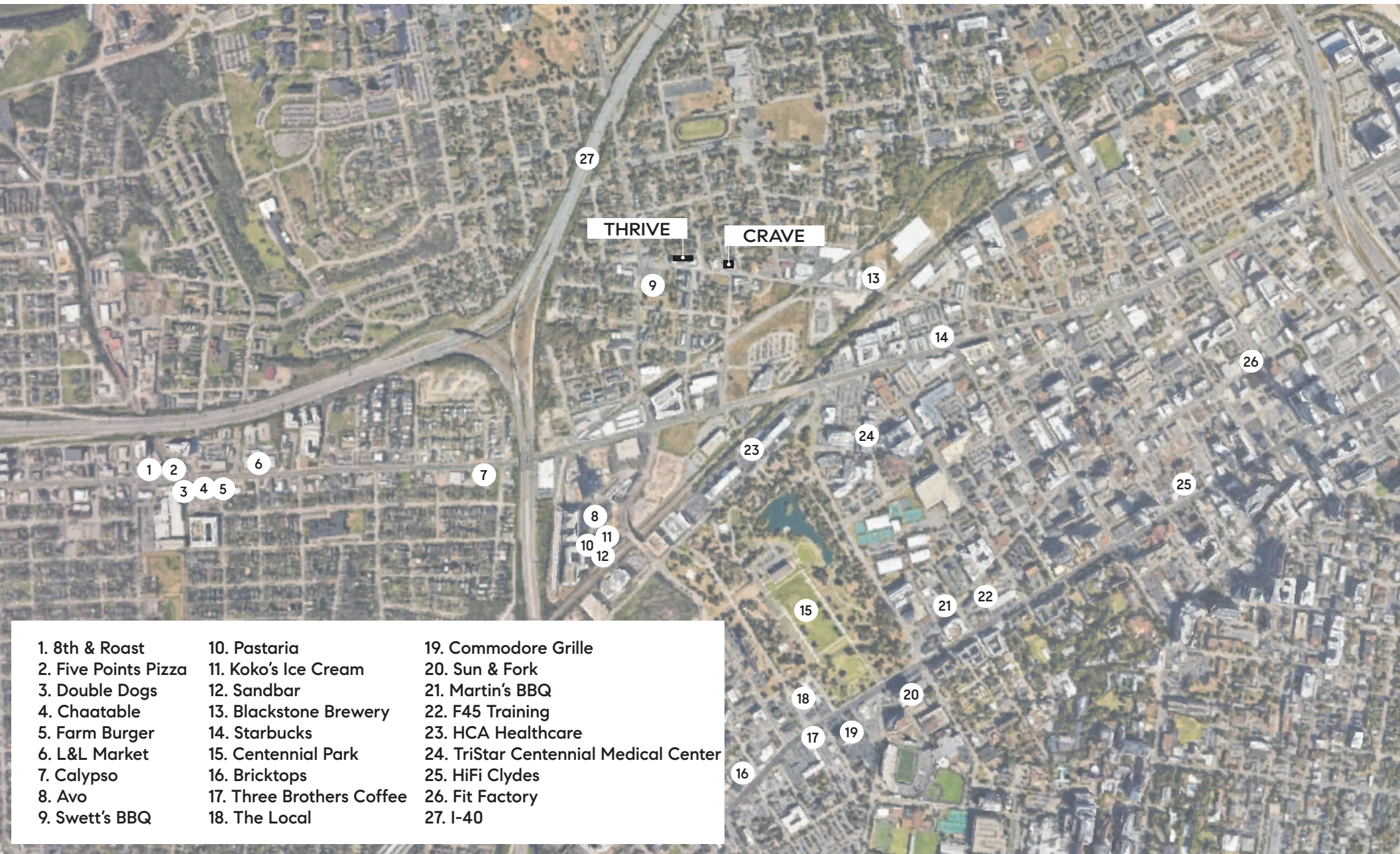
Current Tenant Build Outs

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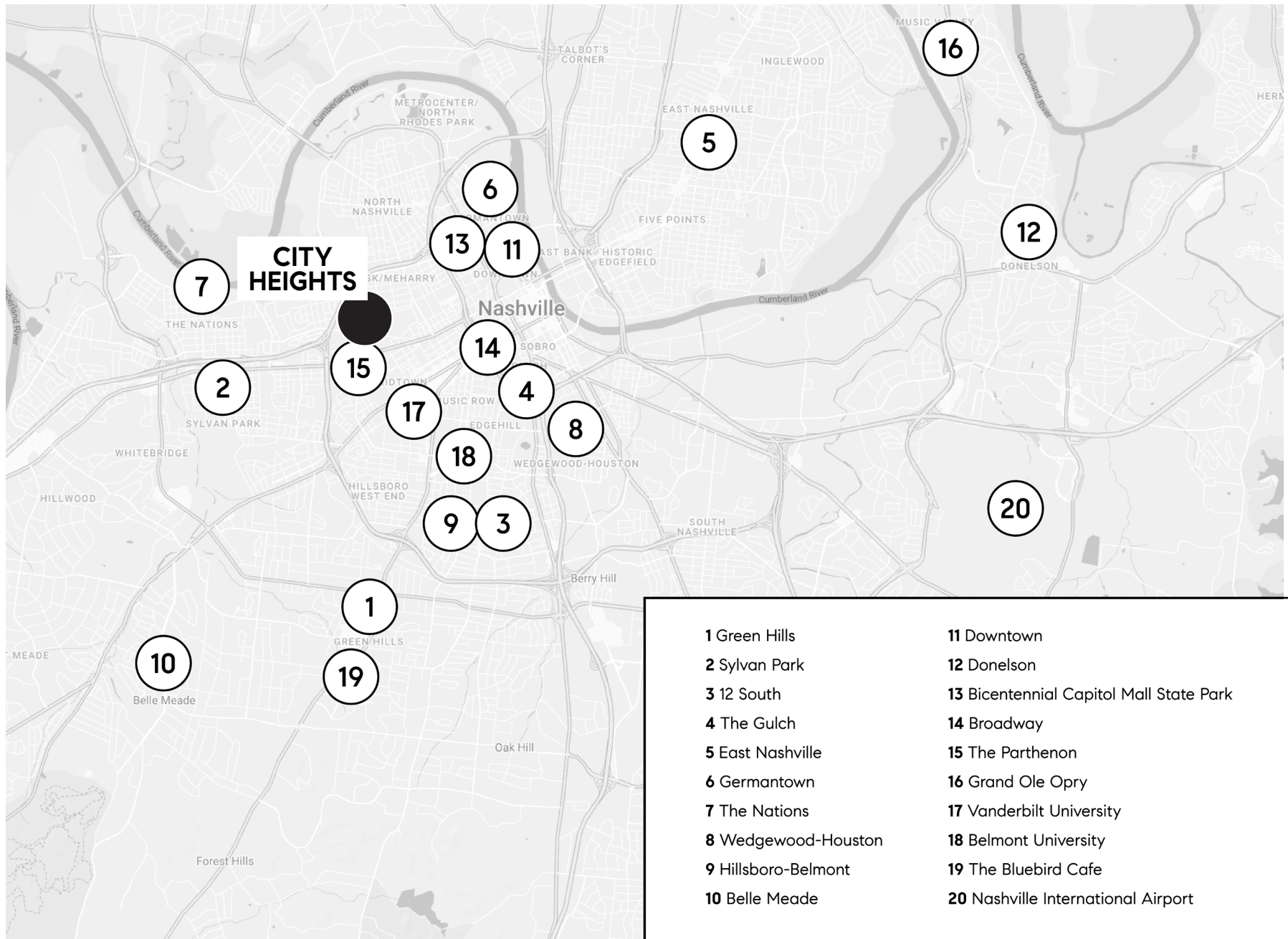
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|----------------------|---------------------------|---------------------------------------|
| 1. 8th & Roast | 10. Pastaria | 19. Commodore Grille |
| 2. Five Points Pizza | 11. Koko's Ice Cream | 20. Sun & Fork |
| 3. Double Dogs | 12. Sandbar | 21. Martin's BBQ |
| 4. Chaatable | 13. Blackstone Brewery | 22. F45 Training |
| 5. Farm Burger | 14. Starbucks | 23. HCA Healthcare |
| 6. L&L Market | 15. Centennial Park | 24. TriStar Centennial Medical Center |
| 7. Calypso | 16. Bricktops | 25. HiFi Clydes |
| 8. Avo | 17. Three Brothers Coffee | 26. Fit Factory |
| 9. Swett's BBQ | 18. The Local | 27. I-40 |

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