



SUBLEASE

±14,435 SF Available

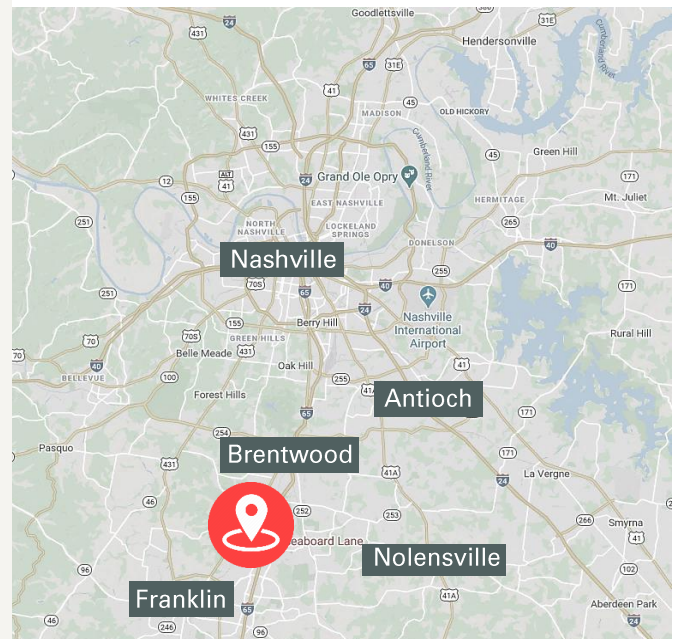
Opportunity to Sublease Class A Office Space in the Dover Centre in the Cool Springs Submarket

113 - 117 Seaboard Lane, Franklin, TN 37067



HIGHLIGHTS

- ±14,435 SF Class A Office Space
- Located in the Dover Centre: Class A 6-office building campus
- Exterior renovations
- Lease Rate: \$15/ SF MG
- Lease expires 12/31/2027
- On-site amenities include:
 - Property management
 - Brand new conference and training center
 - Landscaped courtyard available for outdoor functions
 - Wi-fi service in courtyard
 - Recently renovated deli
 - Outdoor area with picnic tables and pergolas
 - New tenant lounge
 - Locker rooms complete with showers
- Convenient access to I-65
- Within walking distance to YMCA and next door to Chadwick's Fitness
- Great location in the Cool Springs submarket with close proximity to restaurants, retail and the Cool Springs Galleria Mall



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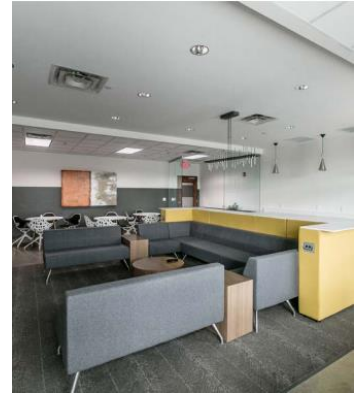
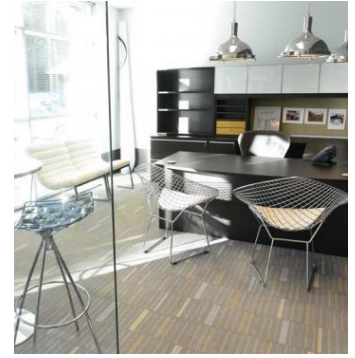
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Charles Hawkins Co.
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CHARLES
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PHOTOS / AERIAL



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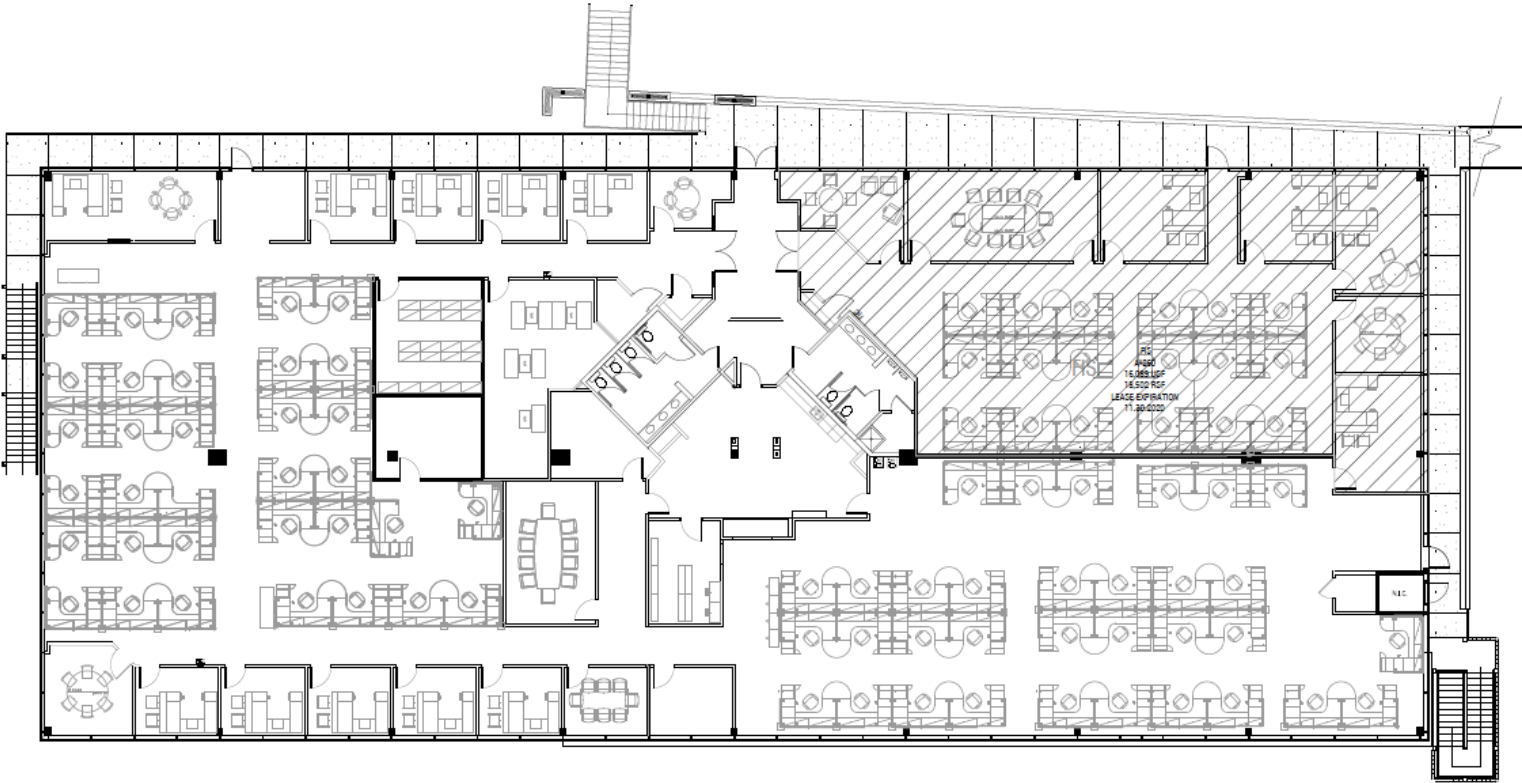
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FLOOR PLAN



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