



**OFFICE/RETAIL
FOR LEASE**

405 40TH AVE N,
NASHVILLE, TN 37209



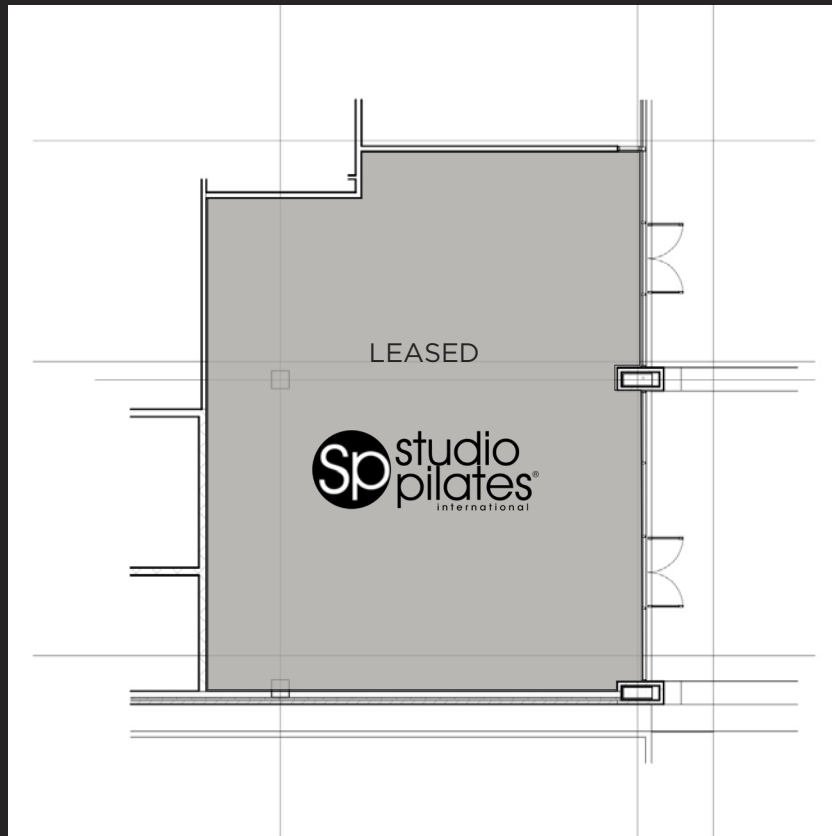
Floor Plans

PROPERTY DETAILS

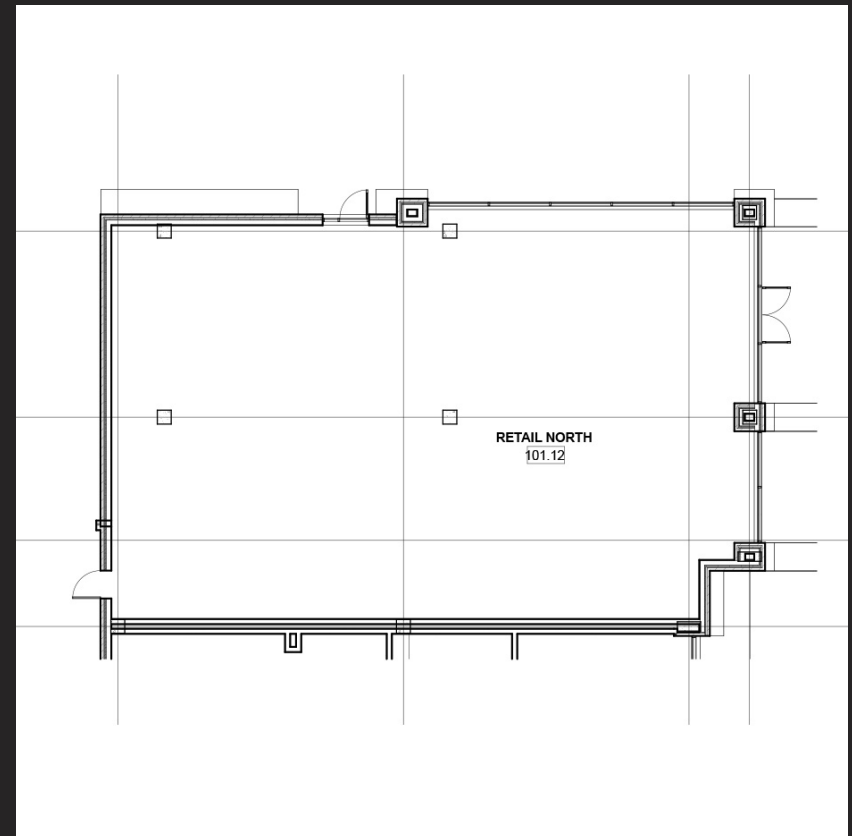
The Reeve 405 40th Ave N, Nashville, TN 37209

SF Available 3,139 SF (Retail North)

The Reeve, strategically positioned in West Nashville's Charlotte Pike Corridor in between The Nations and Sylvan Park is slated to deliver Q1 of 2024. The project, situated at 405 40th Avenue North, includes 122 residential units and two ground-floor commercial spaces suitable for office or retail use. Amenities include an elevated pool deck, lounge, and fitness center.



Retail South



Retail North





Area Map

405 40th Ave N, Nashville, TN 37209



PROPERTY OVERVIEW

Located at the gateway to Sylvan Park and The Nations, The Reeve offers 3,139 SF of prime ground-floor space ideal for retail or office use. Nestled within a brand-new mixed-use development featuring 122 residential units, this location benefits from strong built-in foot traffic and visibility. Surrounded by some of Nashville's top dining and retail—including L&L Market, Hattie B's, and Trader Joe's—this vibrant corridor is just minutes from Downtown, Vanderbilt, and Music Row. Join the momentum in one of Nashville's fastest-growing neighborhoods.





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