

# 131 Strawberry Alley

CLARKSVILLE, TN 37040 — 1,600–3,800 SF OFFICE/RETAIL/F&B



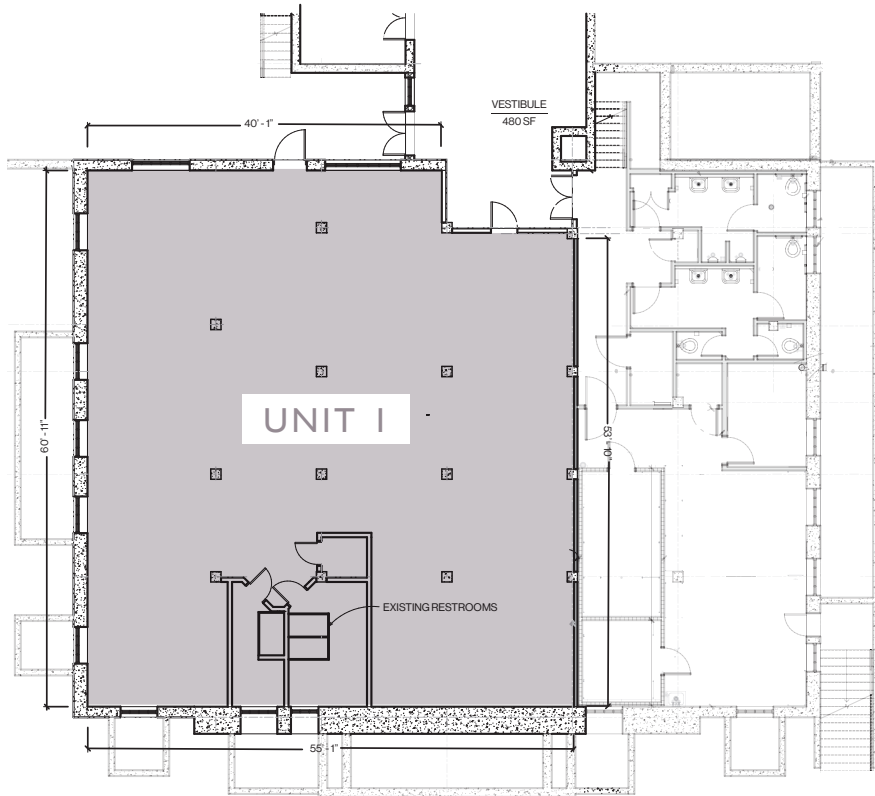
# Property Overview



**1,600–3,800 SF**  
OFFICE / RETAIL / F&B FOR LEASE

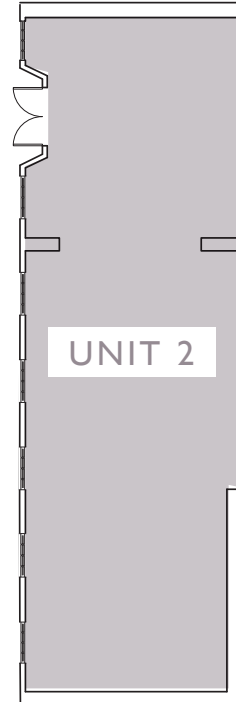
- ENTRANCE OFF STRAWBERRY ALLEY
- CO-TENANCY WITH THE MAILROOM RESTAURANT
- POTENTIAL FOR OUTDOOR PATIO SPACE
- AVAILABLE NOW
- LOCATED NEAR NEW RIVERVIEW SQUARE DEVELOPMENT

# Floor Plans



**3,800 SF | UNIT 1**

Located in the historic Clarksville Federal Building + US Post Office (1935). Primary tenant is The Mailroom restaurant, which opened in 2022. Dedicated entrance directly on Strawberry Alley with potential for additional outdoor patio space.



**1,659 SF | UNIT 2**

Located in the early 1900's former machine shop. Primary tenant is Strawberry Alley Ale Works brewery + restaurant, which opened in 2018. Entrance is on 1st St. directly across from City Hall.



# Gallery



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