

Midtown



# 1720

## WEST END AVE

Nashville, TN 37203



# COMMERCIAL REAL ESTATE DEVELOPMENT

LOCATED IN MIDTOWN

CLOSE PROXIMITY TO MUSIC ROW,  
THE GULCH, AND DOWNTOWN

A SIX-STORY, MIXED-USE BUILDING  
WITH RETAIL AND AMENITIES

INCLUDING

THE HUB AT 1720

AND PARLOR DOUGHNUTS

## Horrell Company

- 🌐 [www.horrellcompany.com](http://www.horrellcompany.com)
- 📍 3030 Sidco Dr. Nashville, TN 37204
- ☎ 615-256-7114

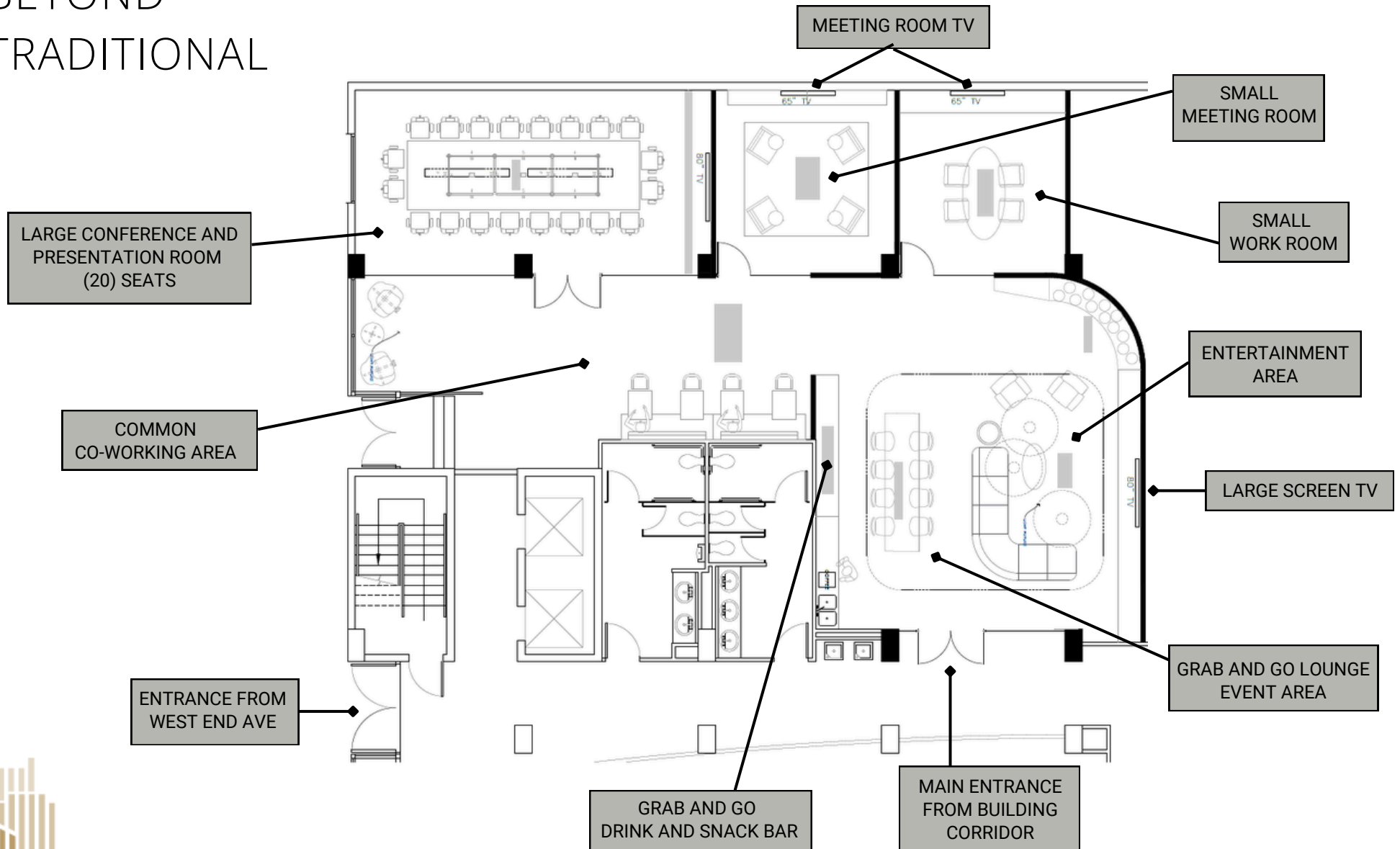
Laura Grider  
615-604-7425  
[lgrider@horrellcompany.com](mailto:lgrider@horrellcompany.com)



CREATING  
COMMUNITY  
AND CONNECTION  
BEYOND  
TRADITIONAL

# The HUB at 1720

Breakfast Foods, Coffee Shop, and Shared Spaces



\*Ground Floor



# AVAILABLE FOR LEASE

54,000± TOTAL SQ. FT.

GROUND FLOOR RETAIL AND AMENITIES

FIRST CLASS OFFICE SPACE

RESERVED PARKING

## Contact

🌐 [www.horrellcompany.com](http://www.horrellcompany.com)

📍 3030 Sidco Dr. Nashville, TN 37204

☎ 615-256-7114

Laura Grider

615-604-7425

[lgrider@horrellcompany.com](mailto:lgrider@horrellcompany.com)

# Specifications & Features

OFFICE SPACE AVAILABLE

926± SQ FT UP TO 3,459± SQ FT MAX. CONTIGUOUS

\$45.00 - \$50.00 PSF FS

CONTROLLED ENTRY ACCESS

FLOOR TO CEILING WINDOWS

HIGH-SPEED FIBER OPTICS

NEWLY RENOVATED COMMON AREAS

COMMON AREA M/W RESTROOMS EACH WITH STALLS

EXCLUSIVE CURRENT TEMPORARY PARKING NEARBY

EXCLUSIVE FUTURE PARKING GARAGE TO BE COMPLETED \_\_\_\_\_

# NEWLY RENOVATED MODEL SUITE



# 2nd Floor



## Available Office Space

Suite 240 A : 2,225± sq. ft.

Suite 240 B : 1,234± sq. ft.

Suite 240 A & B : 3,459± sq. ft.

Up to (10) Private Offices

Up to (3) Meeting/Conference Rooms

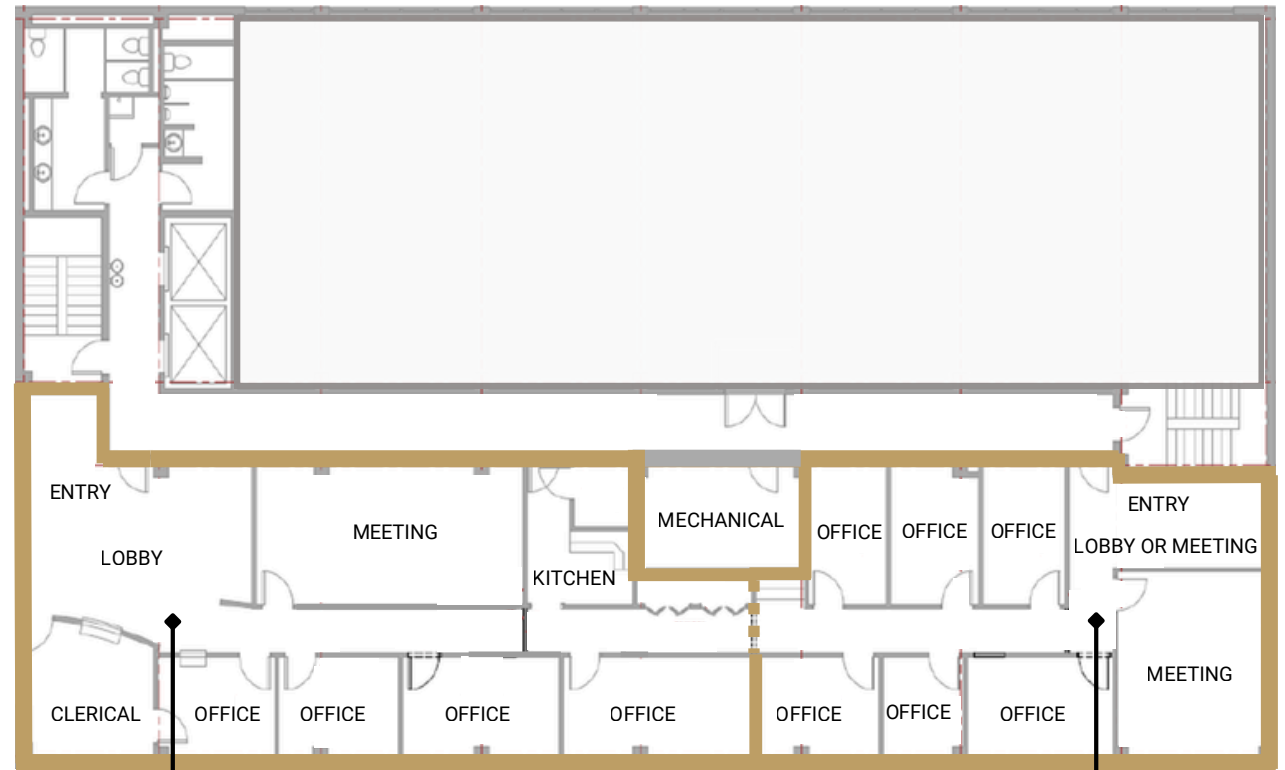
Large Open Work Space

Lobby/Reception

Clerical Room

Kitchen

## floor plan



\*Not To Scale

A

B

# 2nd Floor



## Available Office Space

# floor plan

Suite 250 : 2,584 ± sq. ft.

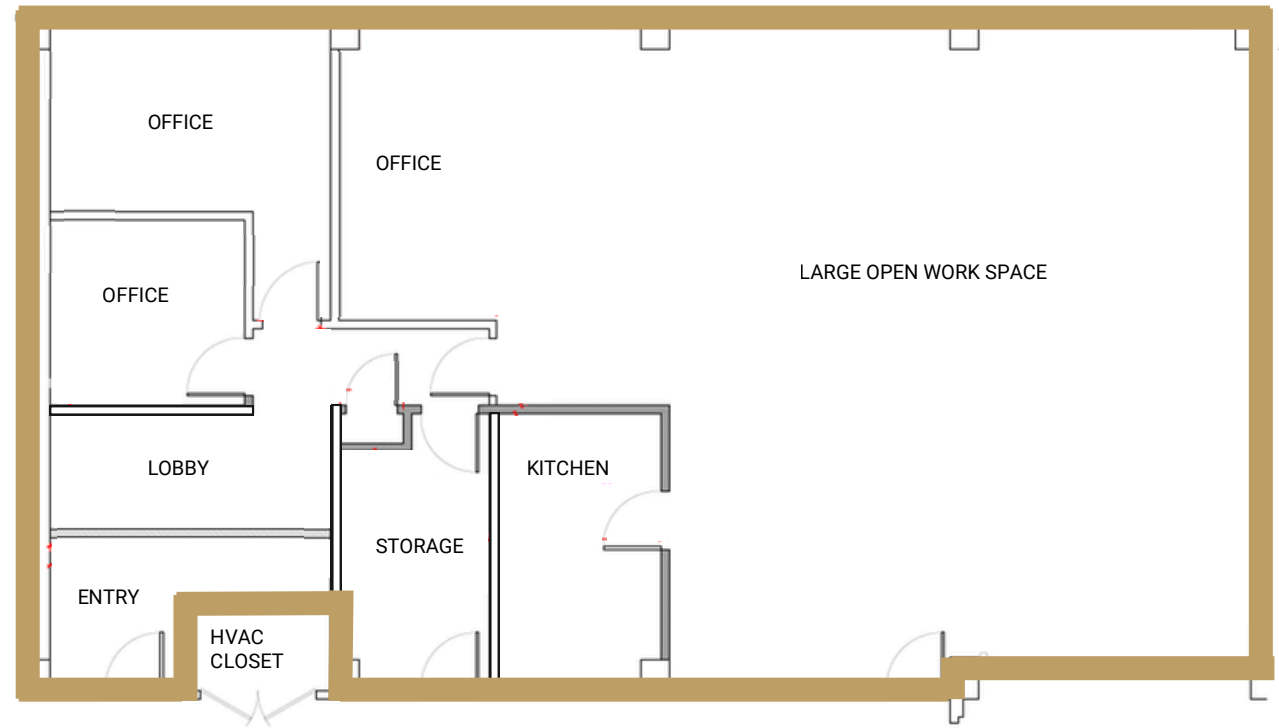
(3) Private Offices

Large Open Work Space

Lobby/Reception

Storage Room

Kitchen



\*Not To Scale

# 2nd Floor



## Available Office Space

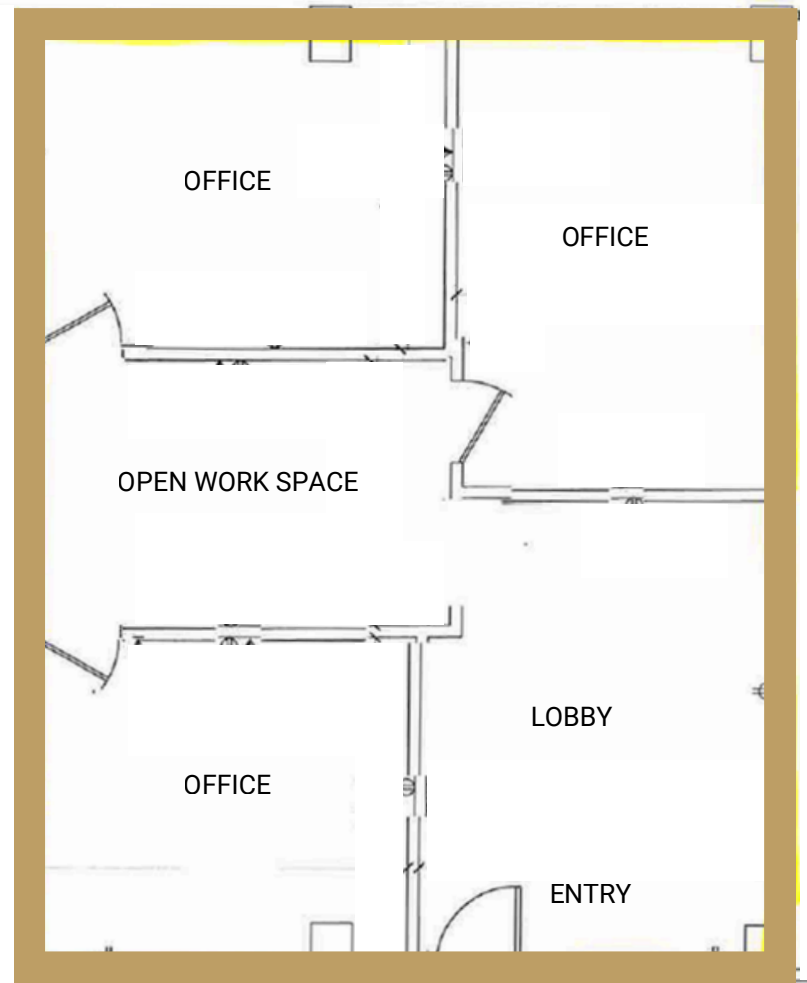
## floor plan

Suite 260 : 926± sq. ft.

(3) Private Offices

Large Open Work Space

Lobby/Reception



\*Not To Scale

# 3rd Floor



## Available Office Space

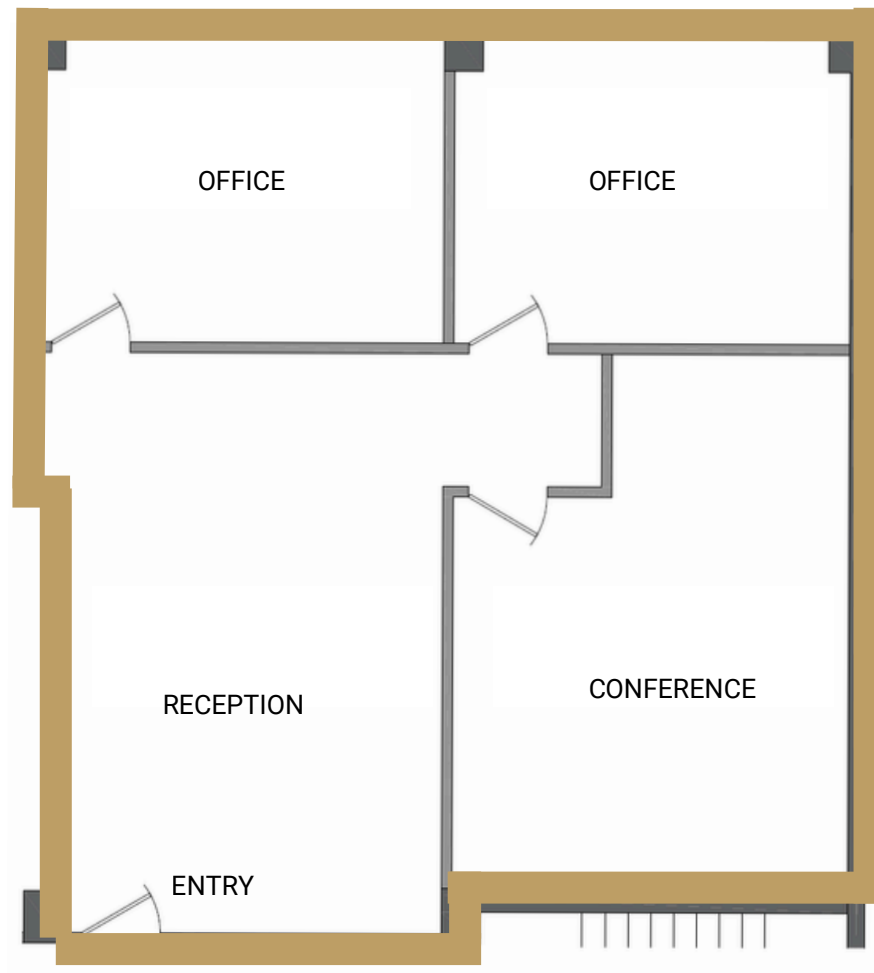
## floor plan

Suite 340 : 1,259± sq. ft.

(2) Private Offices

Meeting/Conference Room

Lobby/Reception



\*Not To Scale

# 4th Floor



## Available Office Space

## floor plan

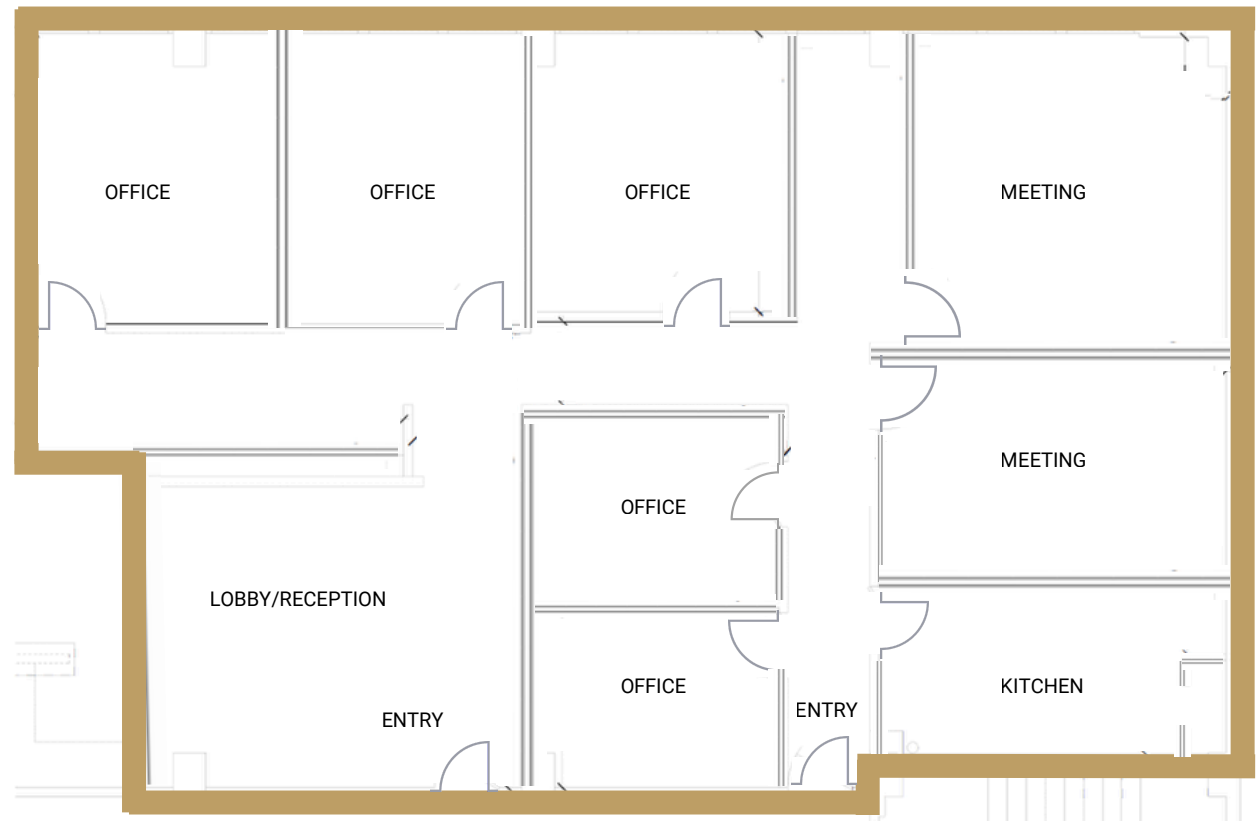
Suite 406 : 2,238± sq. ft.

(5) Private Offices

(2) Meeting/Conference Rooms

Lobby/Reception

Kitchen



\*Not To Scale

# 5th Floor



## Available Office Space

## floor plan

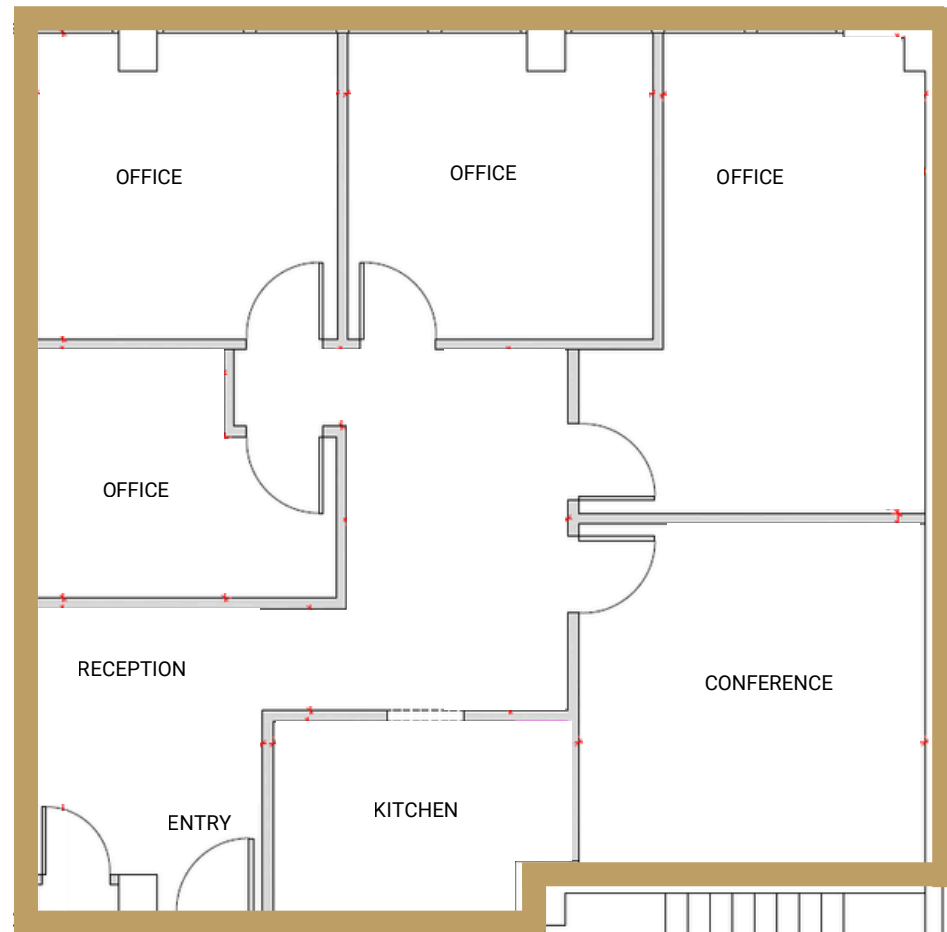
Suite 520 : 1,514± sq. ft.

(4) Private Offices

Meeting/Conference Room

Lobby/Reception

Kitchen



\*Not To Scale

# 5th Floor



## Available Office Space

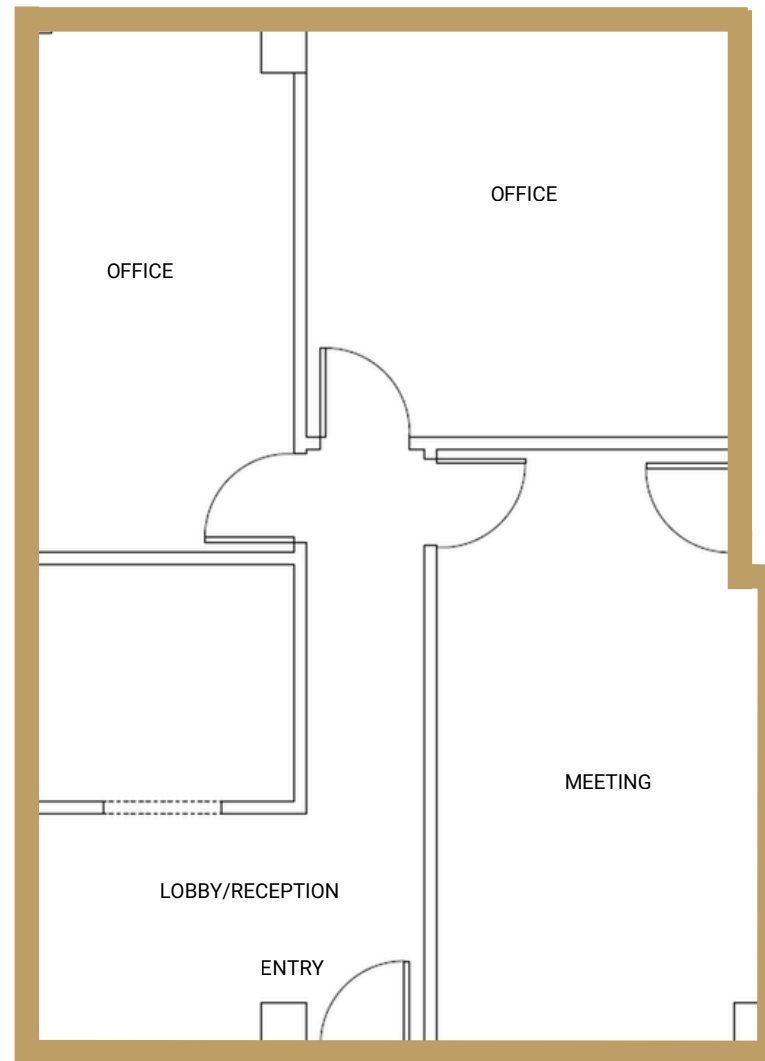
Suite 540 : 1,024± sq. ft.

(2) Private Offices

Meeting/Conference Room

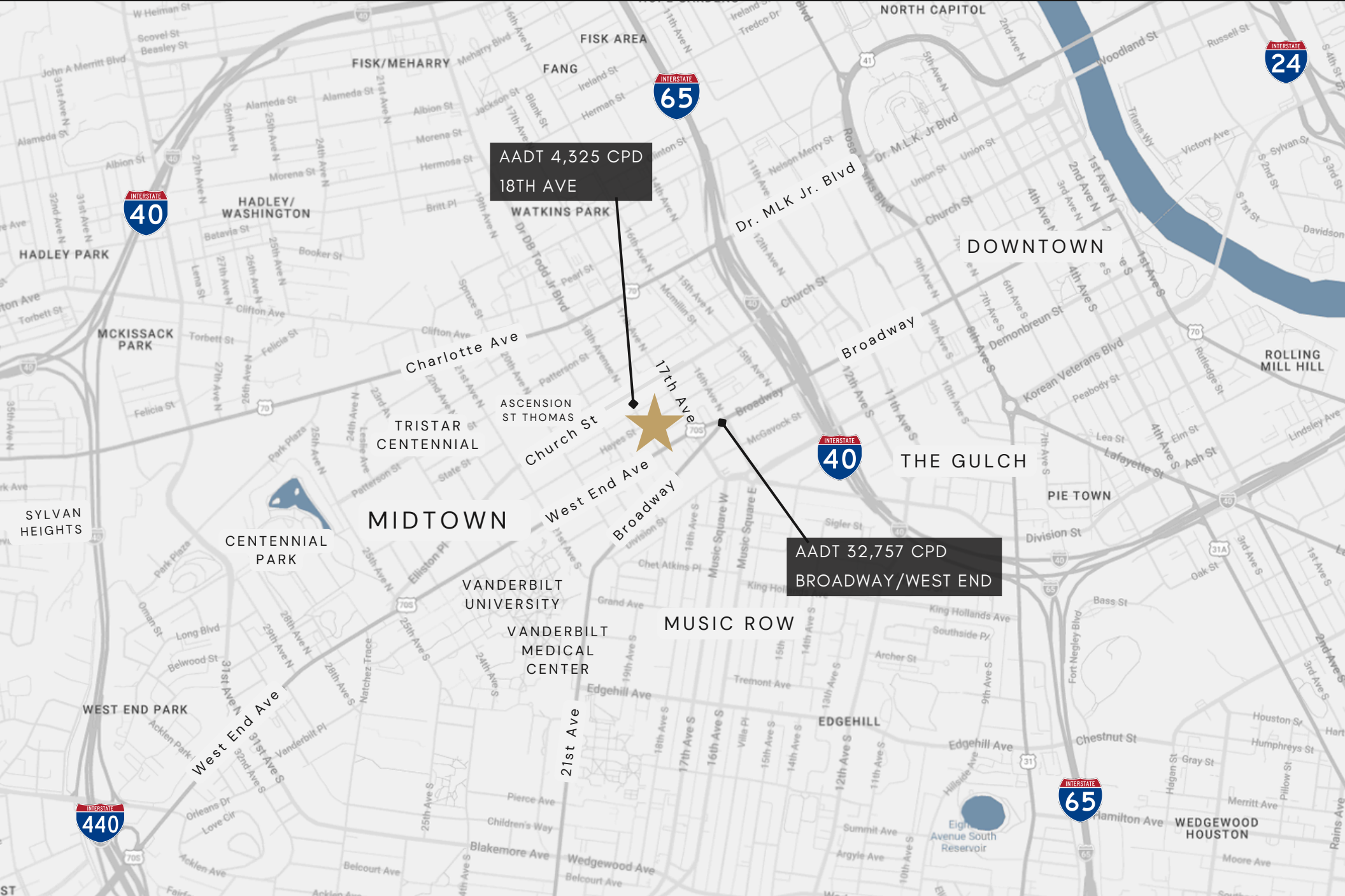
Lobby/Reception

## floor plan



\*Not To Scale

### PROPERTY LOCATION IN MIDTOWN



AADT 4,325 CPD  
18TH AVE

AADT 32,757 CPD  
BROADWAY/WEST END

# CLOSE DISTANCE TO LOCAL BUSINESSES

## FOOD & BEVERAGE

- ★ PARLOR DOUGHNUTS\*  
\*Ground Floor at 1720
- 1 SHABU SHABU HOT POT
- 2 BLUE ASTER
- 2 THISLTE AND RYE
- 3 MIDTOWN CAFE
- 4 HATTIE B'S
- 5 VALENTINO'S RISTORANTE
- 6 H&S BAGELS
- 7 CHICK-FIL-A
- 8 LOLA'S EUROPEAN CAFE
- 9 HALLS CHOPHOUSE
- 10 HALLS CATCH

## POINTS OF INTEREST

- 1 SOLA SALONS
- 2 SHELL
- 3 EXXON
- 4 TWICE DAILY
- 5 WHOLE FOODS
- 6 CVS
- 7 WALGREENS
- 8 U.S. POST OFFICE



- ★ 1720 WEST END AVE.
- P1 RESERVED FUTURE PARKING GARAGE TO BE COMPLETED \_\_\_\_\_
- P2 RESERVED CURRENT PARKING