



For Lease

2301 12th Avenue S
NASHVILLE, TN 37204

2ND FLOOR OFFICE OR RETAIL
SPACE AVAILABLE:

2,440 SF


STREAM



Property Highlights

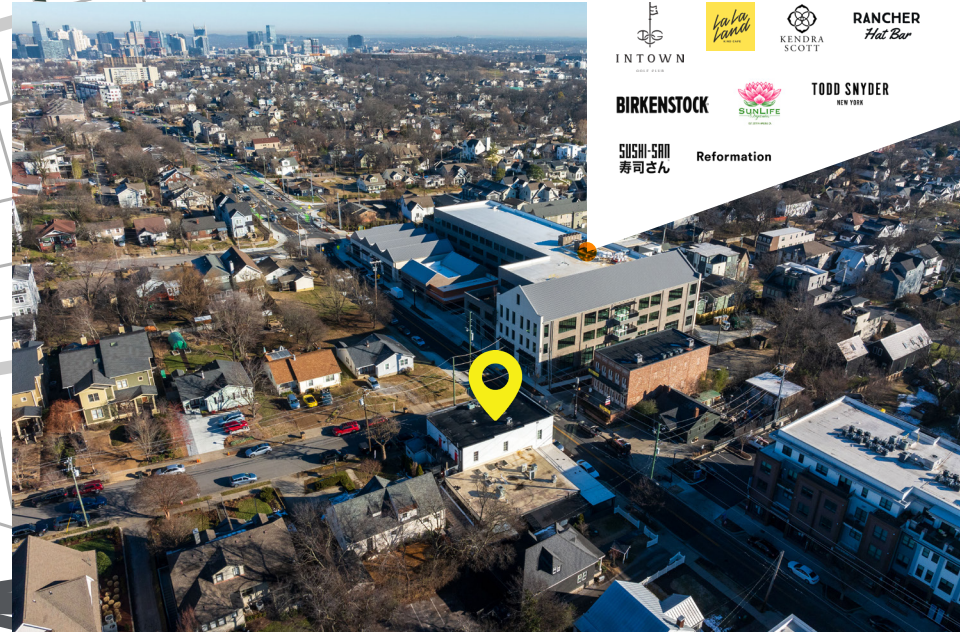
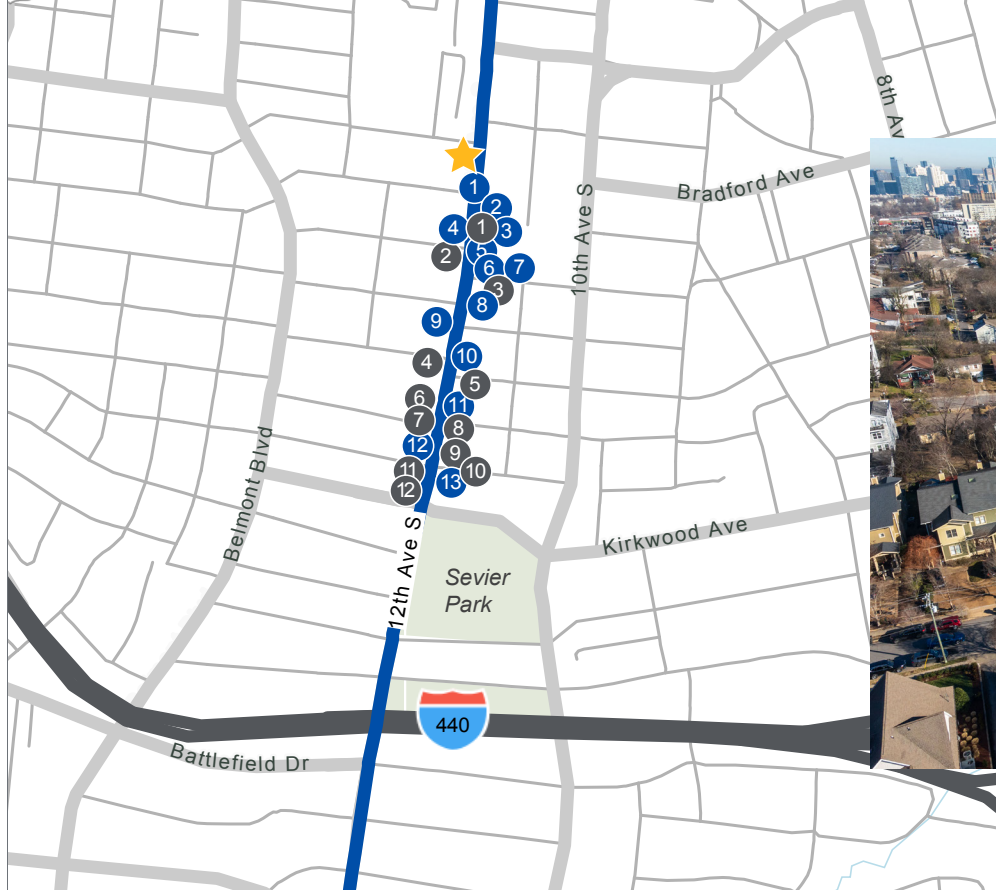
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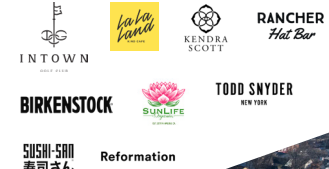
Located on northern end of the 12South neighborhood, this space is highly amenitized with coffee shops, restaurants, clothing stores, Sevier Park, and more all within walking distance. This space offers brand awareness in one of the most desirable areas of Nashville with front and back access. Exposed brick and hardwood floors give off a unique feel that will inspire creativity and impress clients.

- Located in one of the most walkable neighborhoods in Nashville
- Exposed brick and hardwood floors
- Modern lighting
- Outdoor patio
- Signage opportunity





ASHWOOD
12 SOUTH



Area Amenities

RESTAURANTS

- | | | |
|----|----------------------------|--------------------|
| 1 | Locust | 2305 12th Ave S |
| 2 | Jeni's Splendid Ice Creams | 2312 12th Ave S |
| 3 | Fonda on 12 South | 2316 12th Ave S |
| 4 | Postino | 2317 12th Ave S |
| 5 | 12 South Taproom | 2318 12th Ave S |
| 6 | Embers Ski Lounge | 2410 12th Ave S |
| 7 | Five Daughters Bakery | 1100 Caruthers Ave |
| 8 | Urban Grub | 2506 12th Ave S |
| 9 | Frothy Monkey | 2509 12th Ave S |
| 10 | Bartaco | 2526 12th Ave S |
| 11 | Edley's Bar-B-Que | 2706 12th Ave S |
| 12 | Burger Up | 2901 12th Ave S |
| 13 | Epice | 2902 12th Ave S |

SHOPPING

- | | | |
|----|-------------------------|------------------|
| 1 | Emerson Grace | 2304 12th Ave S |
| 2 | Judith Bright Jewellery | 2307 12th Ave S |
| 3 | HART | 2309 12th Ave S |
| 4 | imogene + willie | 2601 12th Ave S |
| 5 | Draper James | 2608 12th Ave S |
| 6 | Marine Layer | 2705 12th Ave S |
| 7 | Madewell | 2709 12th Ave S |
| 8 | Buck Mason | 1119 Halcyon Ave |
| 9 | Fast Times | 1119 Halcyon Ave |
| 10 | Whites Mercantile | 2908 12th Ave S |
| 11 | Alice & Olivia | 2803 12th Ave S |
| 12 | PAIGE | 2803 12th Ave S |



For more information, contact:

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