

AERTSON  MIDTOWN

# RETAIL SPACE AVAILABLE

1 SUITE AVAILABLE • IN THE HEART OF MIDTOWN





## OVERVIEW

ADDRESS	905 20th Ave S. Nashville, TN 37212
SUB-MARKET	Midtown
USE	Restaurant
AVAILABLE	3,735 SF <i>see provided</i>

### ADDITIONAL NOTES

Garage & Designated Retail Parking  
350 Apartments & 180 Hotel Rooms

### DEMOGRAPHICS

13,370 cars per day on Broadway/Division  
44,000 cars per day on West End Ave.  
POPULATION: 198,000\*  
DAYTIME POPULATION: Over 223,000 in the  
Immediate West End Trade Area  
AVERAGE HOUSEHOLD INCOME: \$65,000\*  
VANDERBILT UNIVERSITY is the Largest Private  
Employer In Middle Tennessee

### LOCATION HIGHLIGHTS

Situated at 21st Avenue & Division St.  
Adjacent to Vanderbilt University and in the Heart  
of the Midtown & West End Districts  
One of the Nashville's Highest Pedestrian Foot  
Traffic Neighborhoods

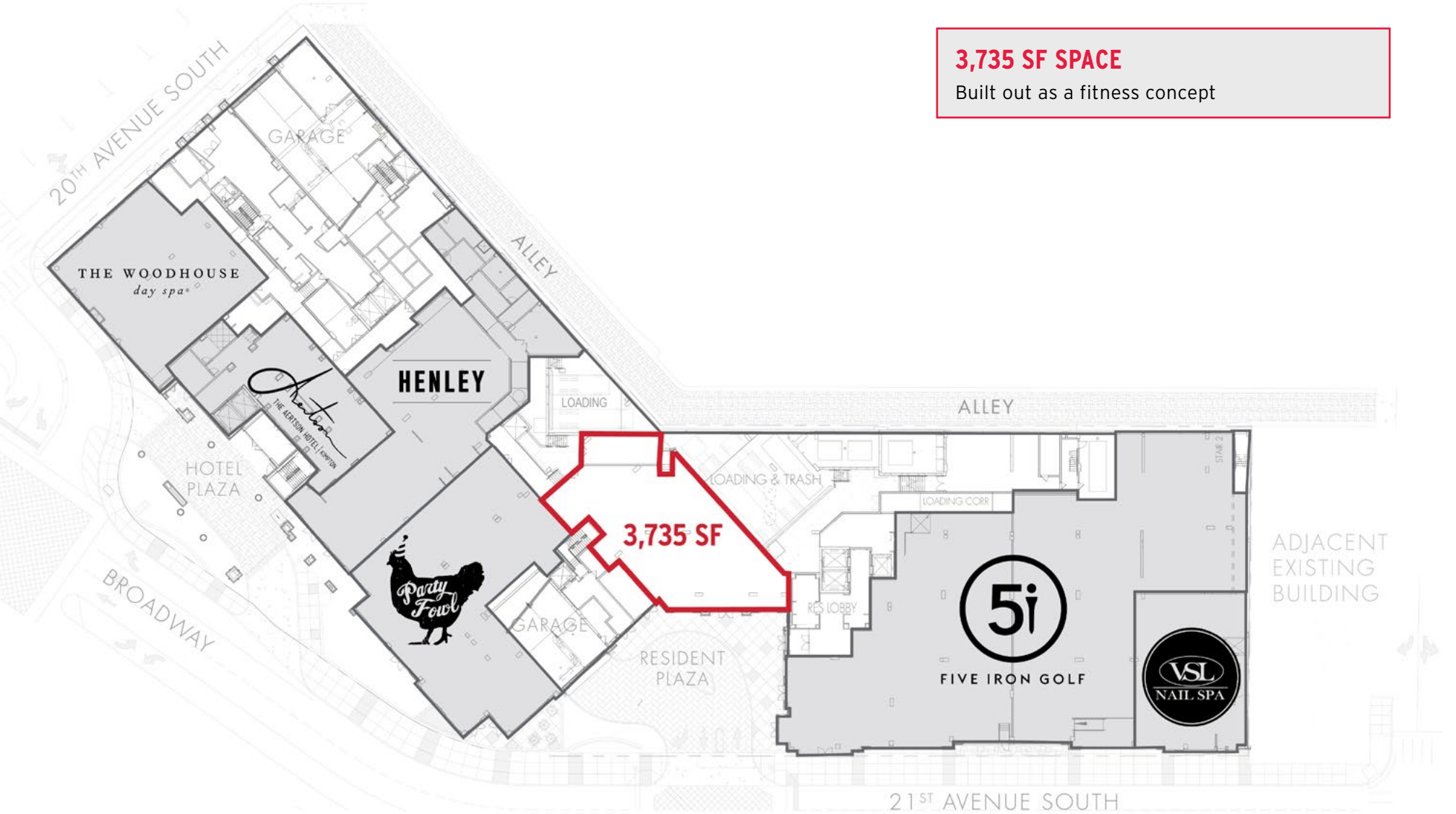
\*5 Mile Radius



# AVAILABLE SPACE

**3,735 SF SPACE**

Built out as a fitness concept





# ADDITIONAL PHOTOS





# AERTSON MIDTOWN™

## FOR MORE INFORMATION, CONTACT

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