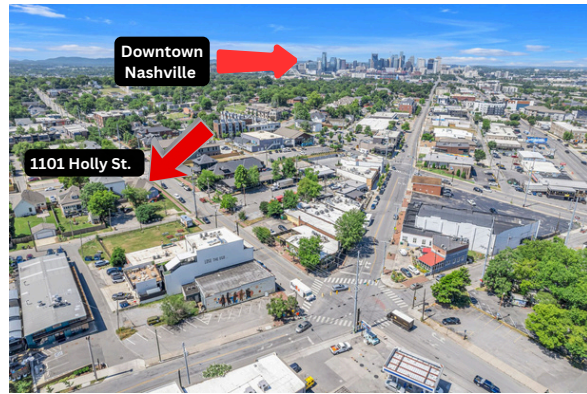


1101 Holly St. Nashville, Tn 37206



MULTI USE PRIME CORNER LOT EAST NASHVILLE

Commercial property located in the heart of East Nashville's booming Five Points. This historic, walkable community has some of Nashville's most well-known businesses including local restaurants, bars, coffee shops and boutique hotels and shopping. Close proximity to Downtown, Nissan Stadium and Nashville's new East Bank Development.

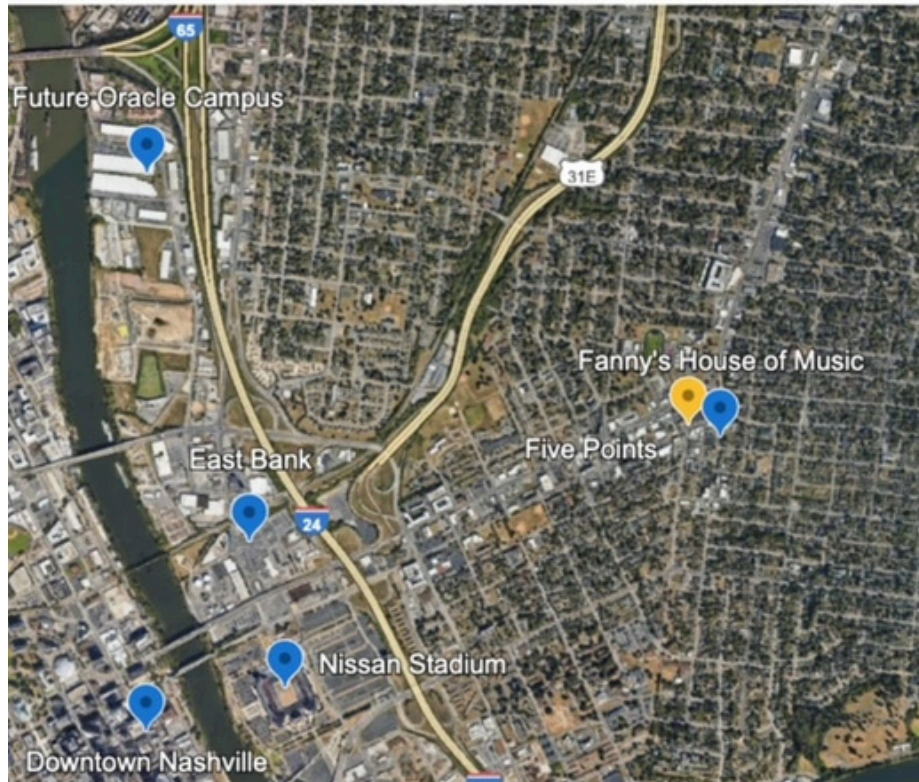
- Desirable Multi Use zoning
- 1,833 Sq Ft on main level
- 877 sq ft unfinished second story
- 4,741 of potential total square footage with the proposed addition's 2,031 sq ft.
- High foot traffic in this walkable, historic Lockeland Springs community
- Corner lot with frontage and access from S. 11th and Holly St.
- 2.6 miles to Downtown
1.3 miles to Nissan Stadium and the East Bank Development

[Click here for a virtual tour and drone footage](#)



Benchmark
REALTY, LLC

Kelly Easter
615.418.4916 c
615.432.2929 o



Nashville Is Thriving

- Nashville is ranked among the top US markets for commercial real estate investments and is one of the fastest-growing economic centers in the United States.
- Urban Land Institute/PwC [Emerging Trends in Real Estate](#) report ranked Nashville as the #1 real estate market to watch in 2024.
- Thriving industries include healthcare, technology, finance and manufacturing. Major employers include HCA Healthcare, Amazon and Nissan North America. Oracle Corp. has also made major investments in Nashville as they plan for their world headquarters and 65 acre East Nashville campus.
- Home to renowned institutions such as Vanderbilt and Belmont University.
- Nashville's Urban area is rapidly changing with major real estate developments including residential, mixed-use, and commercial.

[Click Here for Nashville Area Chamber of Commerce Economic Development Info](#)

Promoting Middle Tennessee's economic growth.

Two million people, 60,000 businesses, and still growing, the Nashville region is known as a great place to live, work, and prosper. Our economic development team works to promote and enhance our diverse business climate, vibrant culture, and well-educated workforce continue to attract and retain innovative talent and premier companies from around the world.

[DOWNLOAD REGIONAL GUIDE](#)

#1 Best Job Market in the Country <small>(Wall Street Journal, 2023)</small>	#1 Real Estate Market to Watch <small>(ULI & PwC, Emerging Trends in)</small>	#6 in Net Migration among Gen Z <small>(Today's Homeowner, 2023)</small>	#15 for the Most Self-Employed <small>(U.S. Census Bureau, 2023)</small>
---	--	---	---

[Click here for Nashville Planning Dept's Info for Imagine East Bank](#)



[Click here for more info on the New Nissan Stadium Project](#)

