

# OFFICE SPACE AT HILL CENTER BRENTWOOD

UP TO 10,499 SF AVAILABLE



HILL CENTER  
BRENTWOOD



# BUILDING A / Office Availability



<b>ADDRESS</b>	211 Franklin Road, Brentwood, TN 37207	
<b>SUBMARKET</b>	Maryland Farms, Brentwood	
<b>BUILDING SIZE</b>	60,012 SF	
<b>AVAILABLE</b>	Suite A	6,210 SF
	Suite B	4,289 SF
	<i>can be combined for 10,499 SF</i>	

**DATE AVAILABLE** May 1, 2025

## HIGHLIGHTS

- 2nd Generation office space
- Class A lobby finishes with comfortable seating and meeting areas
- High walkability with immediate access to street level retail and restaurants
- Generous common areas for working and gathering outdoors

## LOCATION HIGHLIGHTS

- Hill Center Brentwood is the gateway to Maryland Farms
- Located on the highly visible corner of Maryland Way and Franklin Road
- Easy access to I-65 -- Less than  $\pm 1$  mile



# BUILDING A / Floor Plan



# HILL CENTER BRENTWOOD

Offering upscale office space, boutique retail, and an AC Hotel by Marriott, Hill Center Brentwood brings a sense of "downtown" to Brentwood's city core. As the front door to Maryland Farms, home to over 5 million sf of office space, this new office and retail center brings a lively bustle while maintaining a local community.

Bordered by Maryland Way and Franklin Road, the development offers high visibility with ample flow via multiple signaled entrances, alleviating traffic flow while offering ease of access to patrons and tenants.

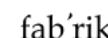
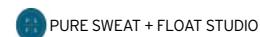
The center is ideal for businesses as it offers walking trails in the adjacent Maryland Way Park and walkability to restaurants and retail. Employees can enjoy these amenities in addition to the quality of their facilities, thus creating an optimum working environment for businesses to thrive.



## OFFICE TENANTS



## RETAIL TENANTS



# HILL CENTER BRENTWOOD / Site Plan



## ADDITIONAL IMAGES





**FOR MORE INFORMATION, CONTACT**

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