

# OFFICE SPACE AT HILL CENTER BRENTWOOD

2,709 SF SPEC SUITE | AVAILABLE IMMEDIATELY



HILL CENTER  
BRENTWOOD



SOUTHEAST VENTURE



# BUILDING H / Office Availability



ADDRESS	5005 Maryland Way, Brentwood, TN 37207
SUBMARKET	Maryland Farms, Brentwood
BUILDING SIZE	± 83,000 SF
AVAILABLE	2,709 SF
RATE	\$38 FSG
PARKING	Single level parking garage under building + adjacent surface lot + garage parking

## HIGHLIGHTS

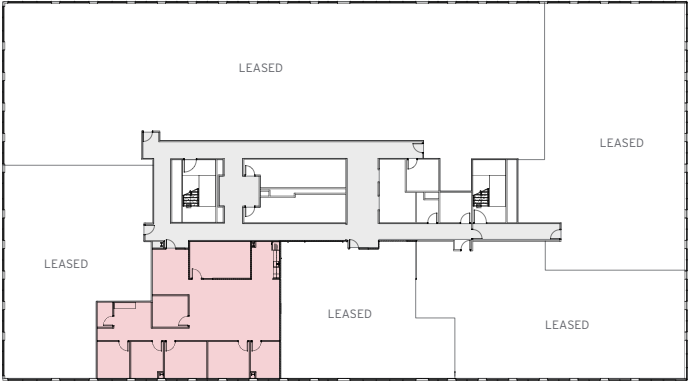
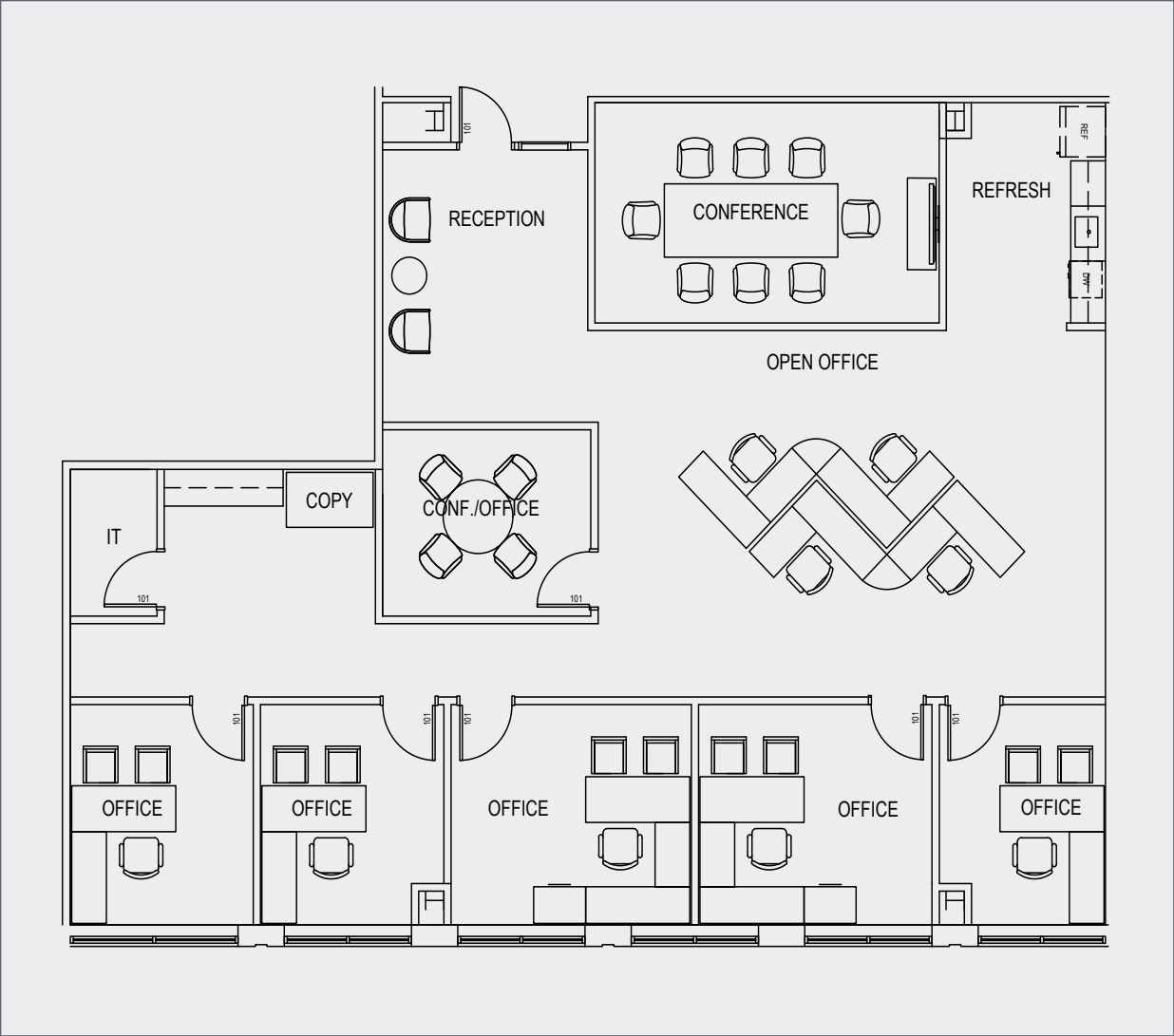
- Class A lobby finishes with comfortable seating and meeting areas
- High walkability with immediate access to street level retail and restaurants
- Generous common areas for working and gathering outdoors
- Immediately adjacent to a new AC Hotel by Marriott

## 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 ± 1 mile



# BUILDING H / SPEC SUITE 200



**2,709 SF**

- 2nd Floor
- Available Immediately





# 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.

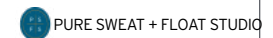
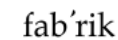
The center is ideal for businesses as it offers walking trails in the adjacent Maryland Way Park and walkability to restaurants, retail, and the YMCA. Employees can enjoy these amenities in addition to the quality of their facilities, thus creating an optimum working environment for businesses to thrive.



## OFFICE TENANTS



## RETAIL TENANTS



# HILL CENTER BRENTWOOD / Site Plan





# ADDITIONAL IMAGES





## FOR MORE INFORMATION, CONTACT

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