

# Prologis City View



**CITY VIEW STANDS ALONE**  
DESIGNED FOR LEED SILVER CERTIFICATION

7228 Centennial Blvd  
Nashville, TN

 PROLOGIS®  CBRE

# Your View of Tomorrow



**1.8M+ SF**

Class A  
Master Planned  
Park with Outdoor  
Greenspace



**Delivering Q4 2024**

Phase 1  
Buildings 1, 5 & 6



**4,000 Amp**

3 Phase 480/277v

CUMBERLAND RIVER

155



# The Rhythm of Nashville Logistics





### A Powerful, Unparalleled Location

with panoramic city views that enhance operational efficiency and grant incomparable market access.



### A Strategic Growth Hub

that leverages Nashville's momentum and our exceptional location to accelerate your business, increase your proximity to key routes, and optimize your reach within a growth-driven city.



### A Responsive Logistics Solution

with innovative features, sustainable design, and purpose-built elements that streamline operations, maximize efficiency, and keep you ahead of what's next.

# Music City on the Rise



## Nashville boasts a diverse and growing economy

with a strong job market, vibrant music and arts scene, esteemed educational institutions, and an active tourism industry, and **City View** puts you right in the heart of this action.



**6.4%**  
5-Year Population  
Growth



**13%**  
10-Year Warehouse  
Labor Force Growth



Business-Friendly  
Climate

# Nashville's Gateway to What's Next

## Nashville Logistics, Amplified

Leverage Music City's growth momentum and our exceptional location to accelerate your business, increase your proximity to key routes, and optimize your reach.



72%

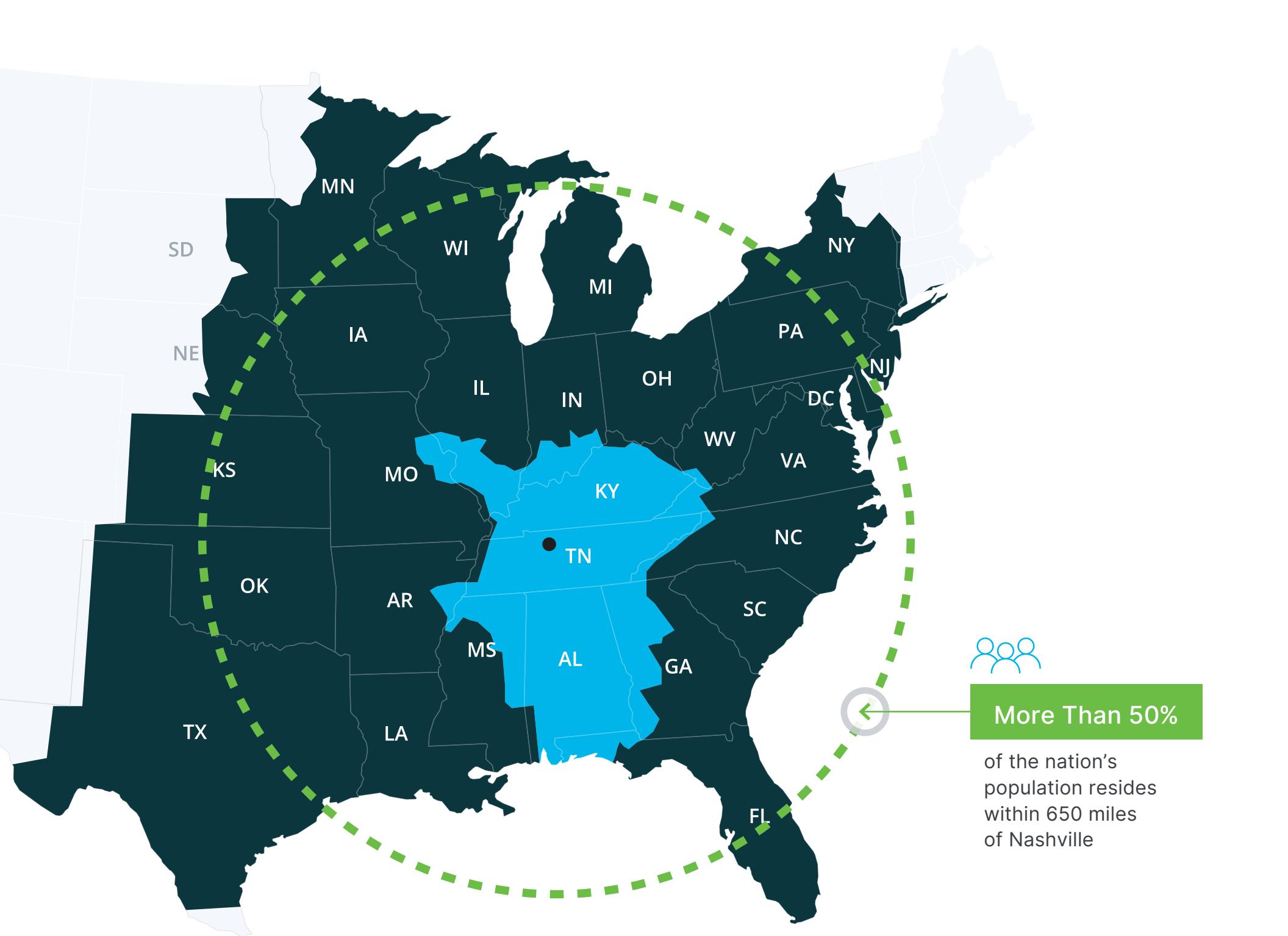
of the US population  
is reached with  
2-day ground delivery\*



12 Million

people live within  
a 2.5 hour drive

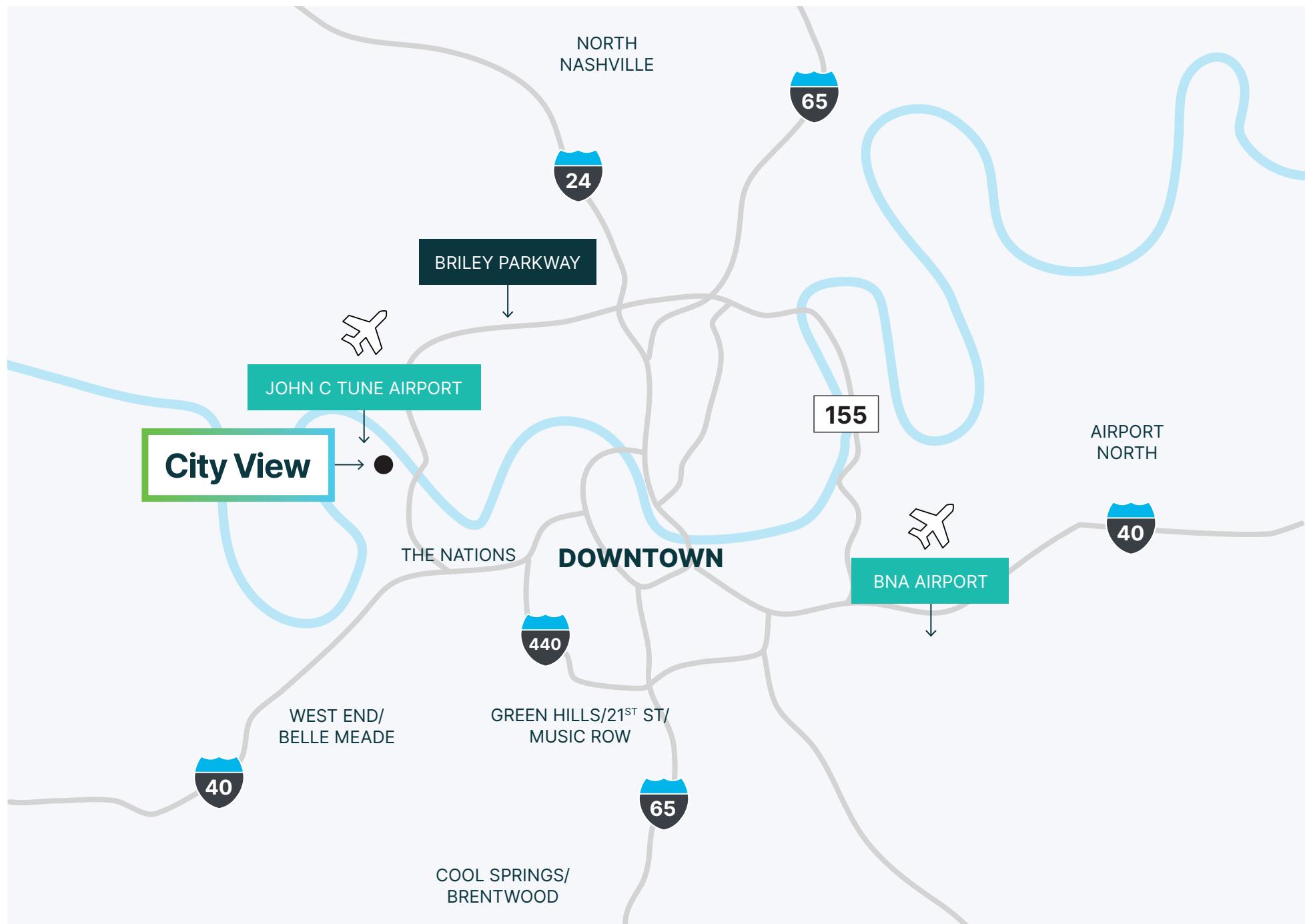
\* FedEx



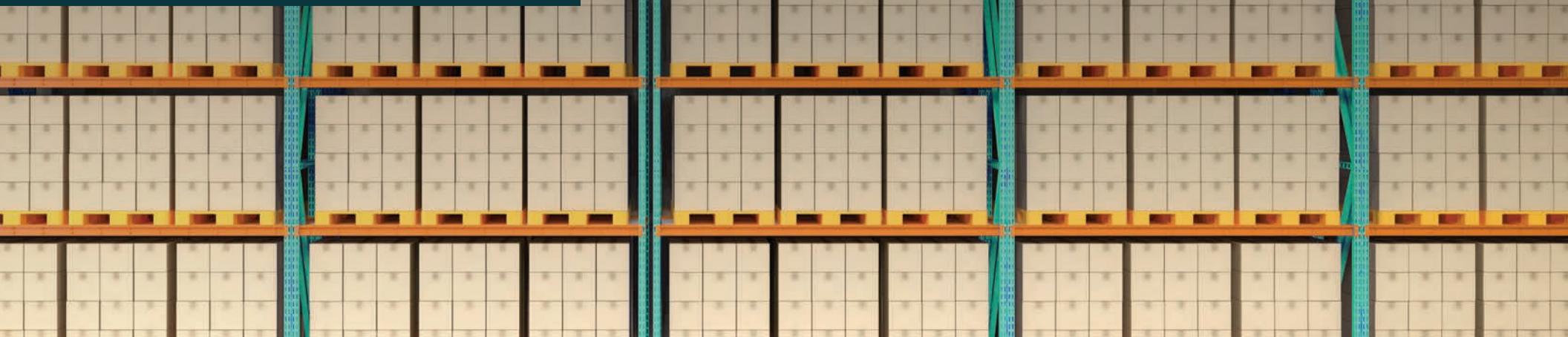
# The Intersection of Efficiency & Opportunity

As the only infill development in West Nashville,  
**City View** positions you at the forefront of the market.  
Tap into a skilled workforce and lightning-fast access  
to all of Nashville's major arteries.

1.0 MILE	Briley Parkway	→	3 Major Highways Converge in Nashville (40, 24, 65)
1.7 MILES	I-40	→	BNA Airport Direct Access via Briley Parkway
3.5 MILES	I-440	→	John C Tune Airport Adjacent
8.6 MILES	I-24	→	
10.7 MILES	I-65	→	



# City View Stands Tall



Our 36' minimum clear height increases cubic capacity by 10-25%

CLEAR  
HEIGHT

SIZE NEEDED TO  
ACCOMMODATE

36'

**287,000 SF**

32'

**343,000 SF**

30'

**430,000 SF**

432" pick

384" pick

360" pick

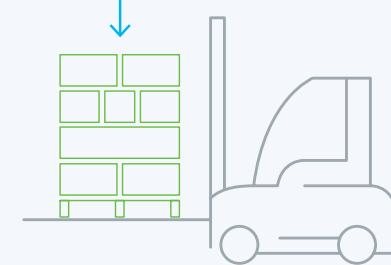
36'

32'

30'

64"

64" tall pallet loads  
make up about  
50% of the market





PROLOGIS CITY VIEW | NASHVILLE, TN

# Responsive Logistics Solutions

Innovative features, sustainable design, and purpose-built elements streamline operations, maximize efficiency, and keep you ahead of what's next.



Designed for LEED Silver Certification



4,000 amp  
3 Phase 480/277v



Solar Ready Roofs



EV Charging Ready



Elevated 36' Minimum  
Clear Heights



LED Lighting



80 Mil TPO  
30-Year Roofs



Sustainable  
Façade Design

# The Future of Nashville Logistics

PARK*life*<sup>TM</sup>



**PARKlife™** aims to create sustainable, healthy environments which provide a sense of community and elevate the everyday experiences of our buildings and parks. PARKlife elements at **City View** can be customized to your company's individual goals. Sample PARKlife spaces may include:



Sport Courts (Pickleball/Basketball/Soccer)



Amphitheater



Picnic Areas

# Prologis Essentials

## Keeping You Ahead of What's Next.

Prologis Essentials is the all-in-one way to help build resilience, innovation and growth into your business. Combining the right location with the right operations, energy + sustainability, mobility, and workforce solutions will help you transform today's logistics challenges into opportunities.



### Operations

Turnkey warehouse solutions to get you operational quickly and keep your product moving efficiently.

- Move in + setup
- Racking systems
- Forklifts and material handling equipment
- Automation solutions



### Energy + Sustainability

Energy + sustainability tools and resources build your decarbonized business.

- Clean energy solutions
- Energy storage
- Backup power generators



### Mobility

Mobility solutions to turbocharge your drive to zero emissions.

- Fleet electrification for depots and hubs
- On-demand power
- Hydrogen fueling
- Workplace charging



### Workforce

Unlock the potential of your workforce and enhance recruitment, retention and productivity.

- Community Workforce Initiative (CWI)
- Talent staffing and retention programs
- Training and certification

# Partner with Prologis

# Clear, Simple, Service.



Prologis Nashville Team at **City View** Groundbreaking

**You can count on us as your  
trusted partner.**

Pairing up with Prologis gives you access to an in-house team of property managers, insights from one of the largest global industrial platforms, and leading sustainability expertise. Providing responsive local support 24/7, we work hard every day to help you stay ahead of what's next.

**At Prologis, we deliver  
on our promises so you  
can deliver on yours.**

# Prologis City View

Designed for  
Those Who Shape  
the Future of Logistics.

7228 Centennial Blvd  
Nashville, TN



## CBRE

For additional  
information,  
please contact:

**Steve Preston**  
Executive Vice President  
+1 615 248 3500  
+1 615 248 1114  
steve.preston@cbre.com

**Jack Armstrong**  
Senior Vice President  
+1 615 248 3500  
+1 615 493 9257  
jack.armstrong@cbre.com

**Will Goodman**  
First Vice President  
+1 615 248 3500  
+1 615 493 9256  
will.goodman@cbre.com

**Davis Goodman**  
Associate  
+1 615 493 9255  
+1 407 361 7474  
davis.goodman@cbre.com

**John Preston**  
Associate  
+1 615 248 1147  
+1 615 585 0082  
john.preston@cbre.com



**Rachel Hires**  
Leasing Manager  
+1 615 377 5891  
+1 615 521 2756  
rhires@prologis.com

**Jim Neswold**  
VP, Market Officer  
+1 615 514 2555  
+1 847 571 0592  
jneswold@prologis.com

**Marci Solomon**  
Essentials Solutions Manager  
+1 629 292 3155  
msolomon@prologis.com

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.