

GATEWAY AT ARMORY PARK

OFFICE SPACE AVAILABLE

14,423 SF • AVAILABLE DECEMBER 2019 • IN BERRY HILL • GREAT INTERSTATE ACCESS



SOUTHEAST VENTURE
REAL ESTATE • DESIGN • DEVELOPMENT

HIGHLIGHTS



14,423 RSF OFFICE SPACE AVAILABLE

ADDRESS	4011 ARMORY OAKS DR., NASHVILLE, TN 37204
SUB-MARKET	BERRY HILL
SF/USE	14,423 RSF OFFICE
DATE AVAILABLE	DECEMBER 2019
RATE	\$25 PSF NNN

This office space is part of The Gateway at Armory Park. The other two tenants are the Nashville School of Law and Cenwood Appliance.

Immediate access to I-65 (less than ¼ mile to access) and less than ½ mile to I-440 interchange.

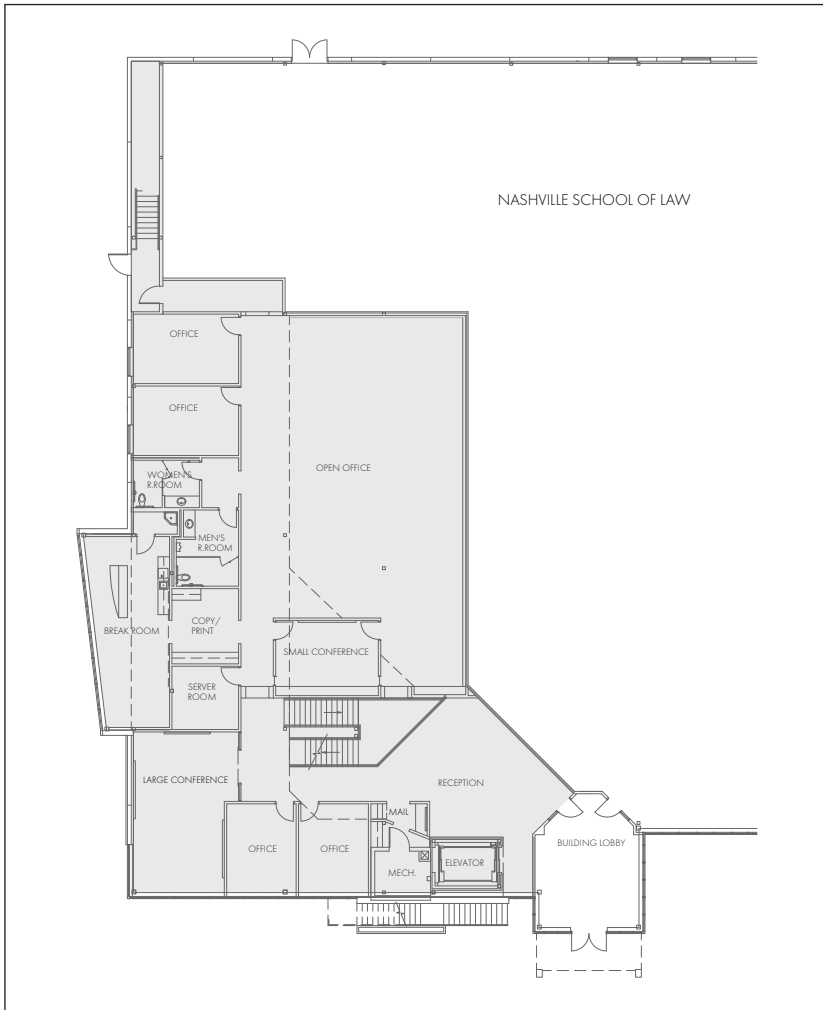
5 minutes to downtown Nashville.

TI Negotiable

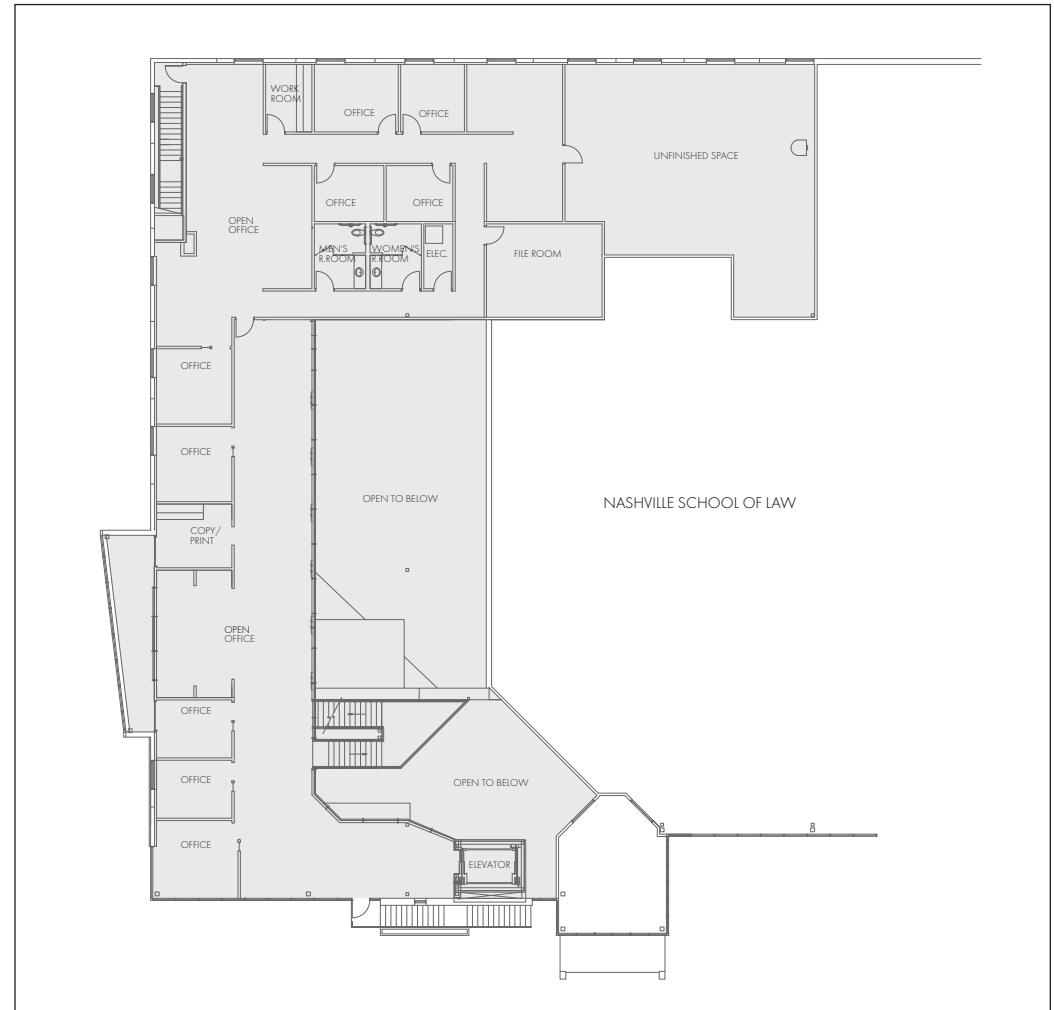


AVAILABLE SPACE

1ST FLOOR 6,780 RSF



2ND FLOOR 7,643 RSF



LOCATION & POINTS OF INTEREST



RETAIL

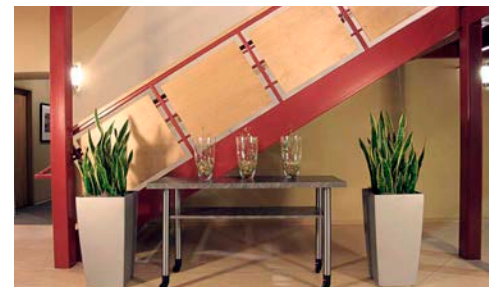
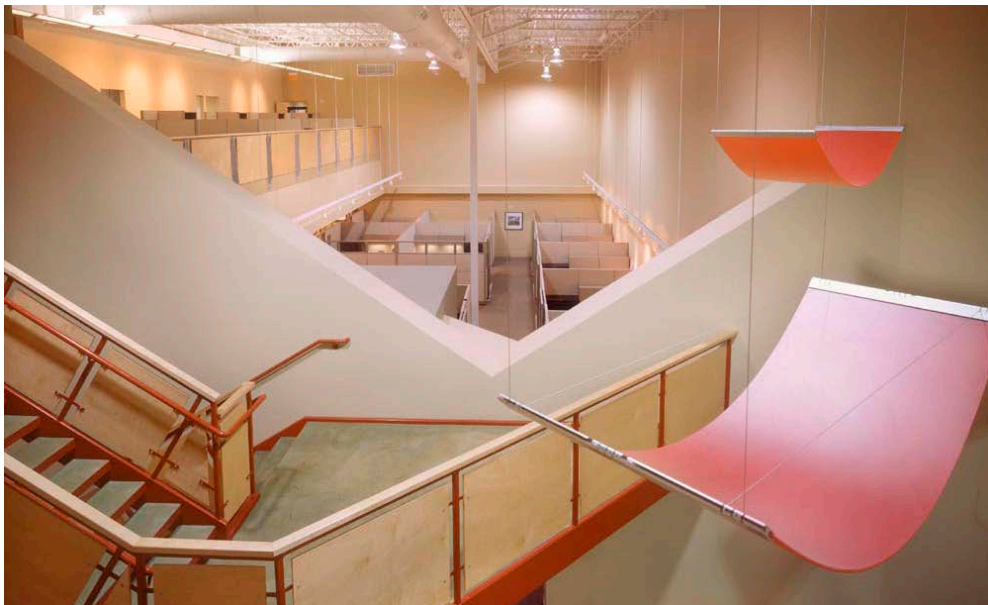
- 1 BMW OF NASHVILLE
- 2 RAFFERTY'S
- 3 REGAL CINEMAS
- 4 PANDA EXPRESS
- 5 PANERA
- 6 TACO BELL
- 7 HOME DEPOT
- 8 WALMART
- 9 WENDY'S
- 10 YELLOW PORCH
- 11 SUNFLOWER CAFE
- 12 MONELL'S
- 13 VUI'S
- 14 JUICE BAR
- 15 SAM AND ZOE'S
- 16 BAJA BURRITO
- 17 UPS
- 18 SMOOTHIE KING
- 19 APPLEBEE'S
- 20 FIREHOUSE SUBS
- 21 CALYPSO CAFE
- 22 LOGAN'S ROADHOUSE
- 23 CHIPOTLE
- 24 BLACK ABBEY
- 25 PADDYWAX
- 26 STAY GOLDEN

OFFICE

- A T.W. FRIERSON CONTRACTOR, INC.
- B SOUTHEAST VENTURE NEW OFFICE
- C OFFICE RESOURCES, INC.
- D NASHVILLE SCHOOL OF LAW
- E THE CRICHTON GROUP
- F LOGAN'S ROADHOUSE
- G H.G. HILL REALTY CO.
- H ADS SECURITY NASHVILLE
- I SMITH SECKMAN REID
- J I.C. THOMASSON ASSOCIATES, INC.
- K KINDFUL
- L ANKURA
- M CRAIN CONSTRUCTION, INC.



INTERIOR IMAGES



A photograph of a modern, multi-story building with a glass facade and a courtyard. The building has a white metal frame and large glass windows. The courtyard is paved with light-colored concrete and features several young trees and shrubs. In the foreground, there are several silver, cylindrical bollards. The sky is clear and blue.

FOR MORE INFORMATION, CONTACT

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