

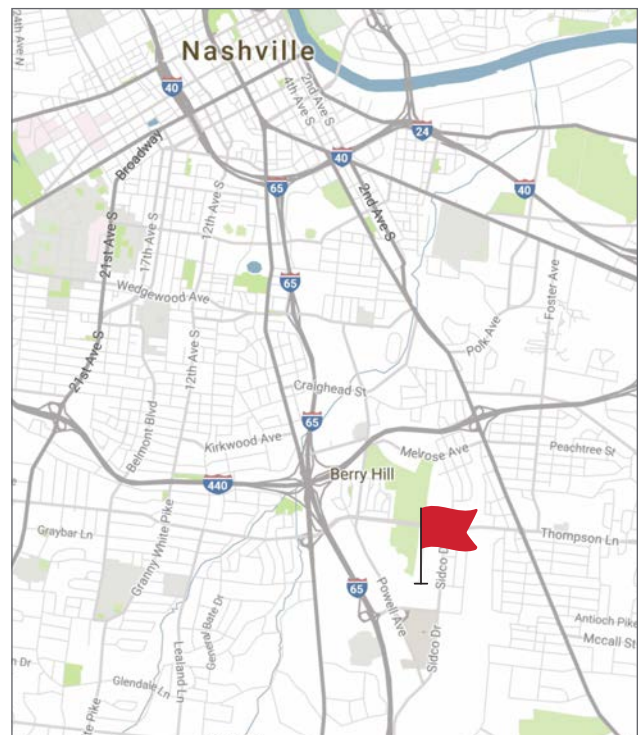


OVERVIEW

ADDRESS	2991 Sidco Drive, Nashville, TN 37204
USE	Test Kitchen/Office
SIZE	7,736 SF Total 6,789 SF Main Level + 947 SF Mezzanine
PARKING	22 spaces
AVAILABLE	Immediately
RATE	\$20 NNN

- Kitchen includes walk-in Freezer/Cooler, Hood Systems, and Grease Trap
- Less than 1/4 mile to I-65 and less than 1/2 mile to I-440 interchange
- 5 minutes to Downtown Nashville

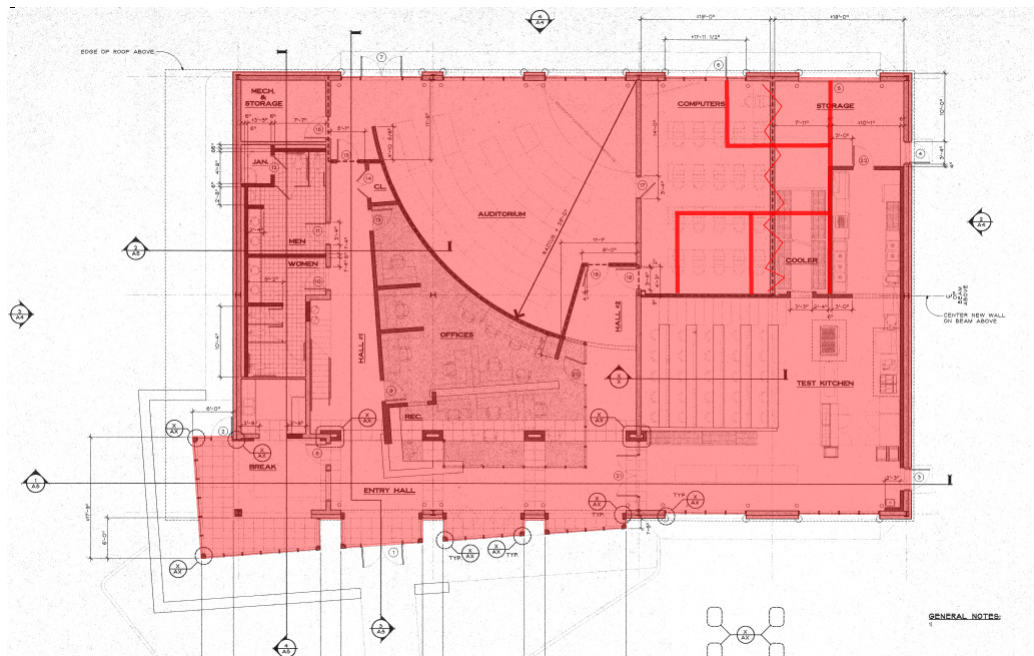
LOCATION



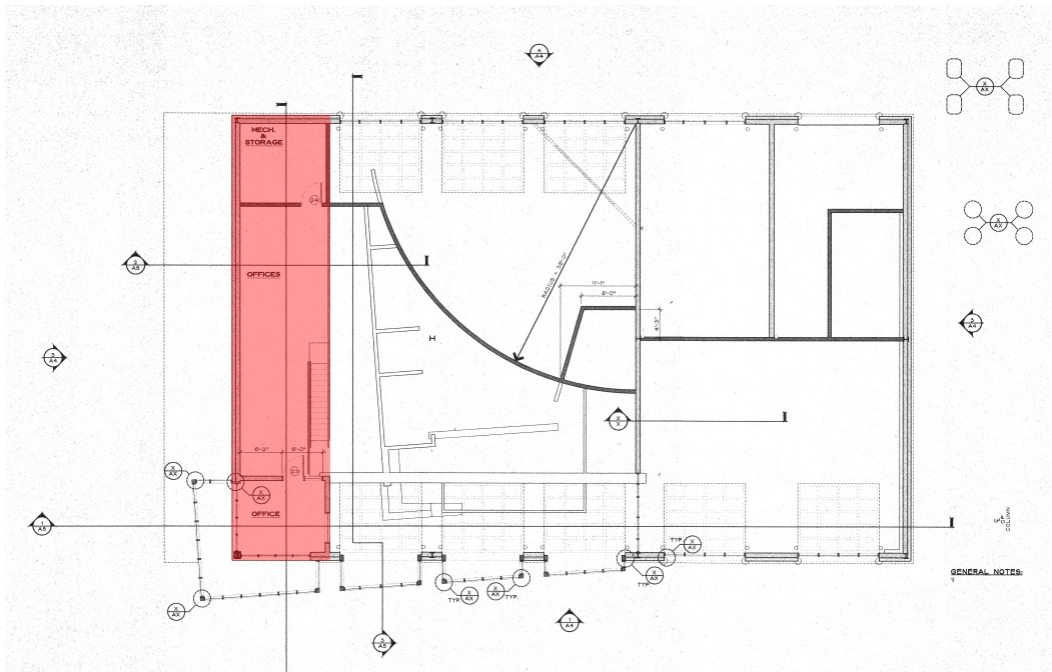
for more information, contact

FLOOR PLAN

Main Level

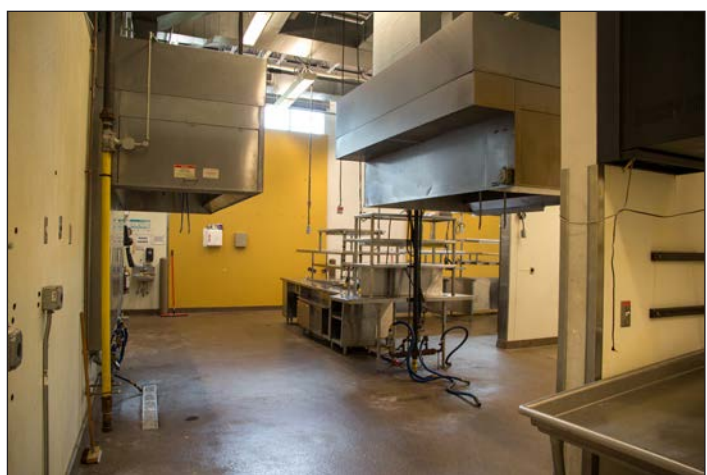


Mezzanine



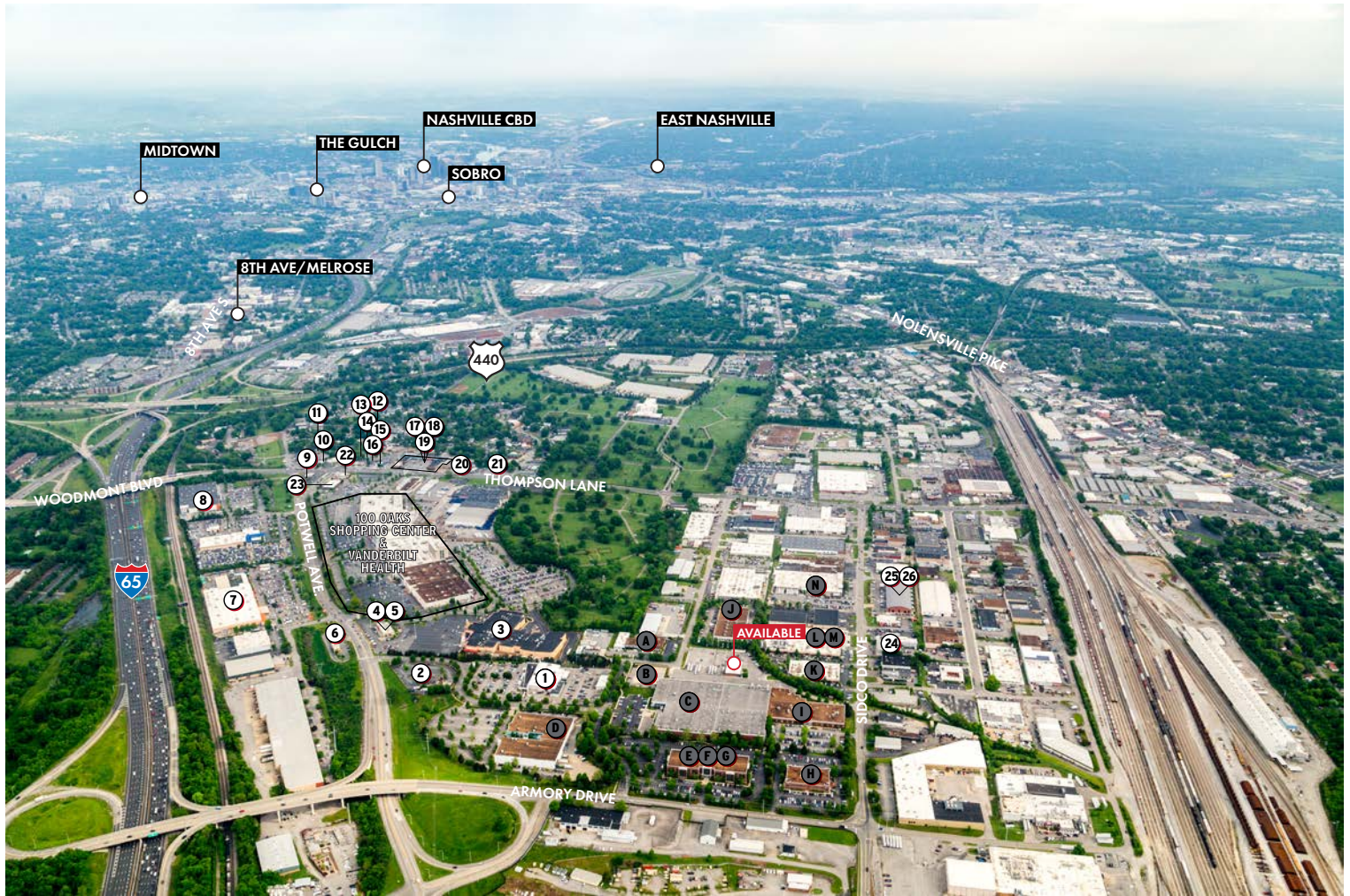
for more information, contact

ADDITIONAL PHOTOS



for more information, contact

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.

for more information, contact