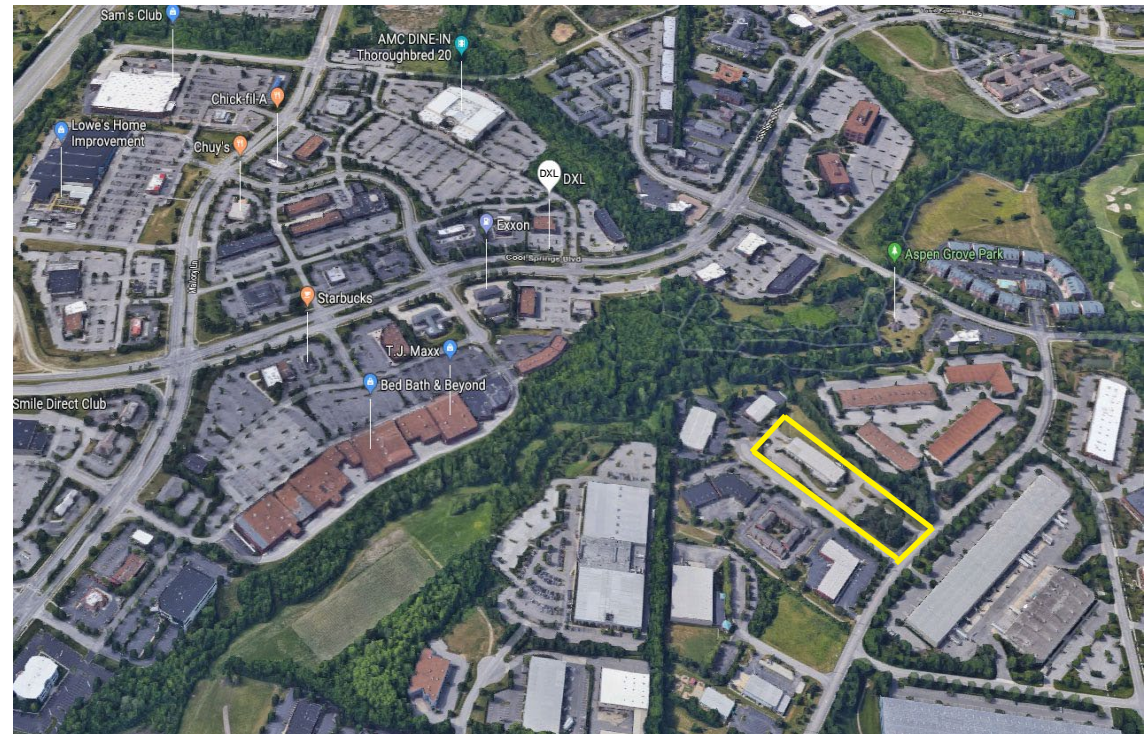




**22,085 ± SF**  
**4.65 Acres**  
**Free Standing Flex**  
**Building Available in Cool Springs**

11,085± SF Office  
3,000 SF Air Conditioned Shipping Area  
8,000± SF Warehouse  
(2) 8' x 10' Dock Doors  
(1) 12' x 14' Drive-In Door  
Finished Kitchen / Breakroom  
Conference Rooms  
Open Work Space

Private Offices  
**\$13.00 PSF NNN**  
*\$2.25 PSF ~ Operating Expenses*





## Additional Amenities

- Exterior Patios
- Sunroom
- Fully Kitchen
- Hardwood Floors
- High Ceilings
- Natural Light
- Executive Offices
- Partitioned Offices
- Private Restrooms
- Security System

*Available 06/01/2019*



**VIRTUAL TOUR! CLICK HERE**





308 Seaboard Lane  
Franklin, TN  
For Lease

Mike Russell, SIOR  
615.300.7114 mrussell@horrellcompany.com  
Ben McKnight  
615.300.7545 bmcknight@horrellcompany.com  
[www.horrellcompany.com](http://www.horrellcompany.com)  
3030 Sidco Drive Nashville, TN 37204  
Office 615.256.7114 Fax 615.256.7181

# Floor Plan

