

5160 HICKORY HOLLOW PKWY

10,000± SF Industrial Space
For Sublease



CONTACT

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3030 Sidco Drive, Nashville, TN

AVAILABLE FOR SUBLICENSE

SUBLICENSE EXPIRES 5/31/2028

\$16.97 PSF NNN

\$3.11 PSF OPEX



HIGHLIGHTS

10,000+ SF

(1) 14' X 16' DRIVE-IN DOOR

(1) 8' X 10' DOCK DOOR

8,000+ SF WAREHOUSE

400+ SF MEZZANINE STORAGE

2,000+ SF OFFICE

20' - 25' CLEAR HEIGHT

LARGE KITCHEN

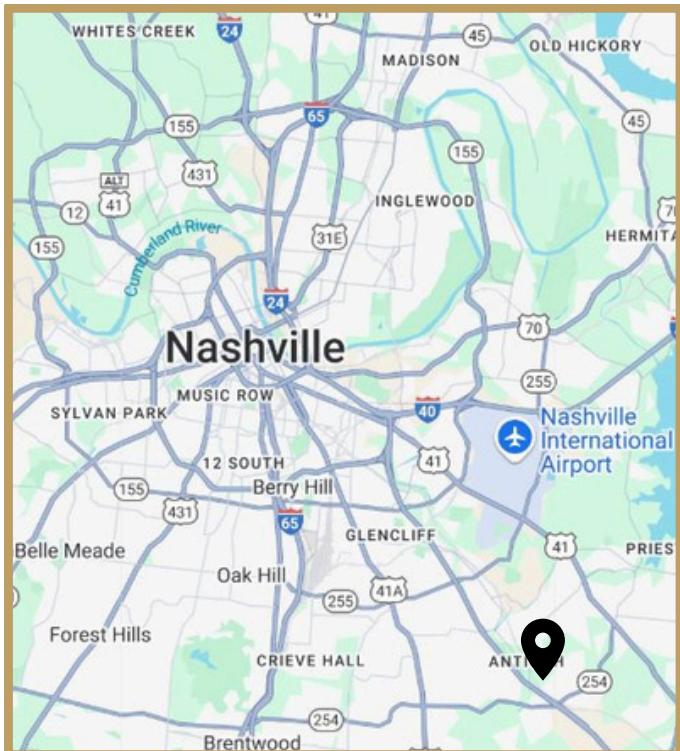
(4) PRIVATE OFFICES

(2) RESTROOMS

LED LIGHTING



LOCATION



KEY LOCATION HIGHLIGHTS

- **Strategic Southeast Nashville** location with premier industrial visibility and accessibility.
- Direct access to **I-24** and nearby major arterials for efficient regional and interstate logistics.
- Less than **15 minutes** to **Nashville International Airport**, enhancing air freight capability.
- Positioned within a key **industrial corridor** of **Antioch / Southeast Nashville**.

