

FOR LEASE | OFFICE SPACE | 1,060± SF

TROUSDALE RETAIL CENTER



**4825 TROUSDALE DRIVE
SUITE 231
NASHVILLE, TN 37220**



The information contained herein has been obtained from sources deemed to be reliable and we have no reason to doubt its accuracy or reliability; however, this information is provided without any guarantee, should be verified by interested parties, and is subject to change without notice or obligation. Horrell Company assumes no responsibility for the accuracy or reliability of the information herein.

Property Highlights

Trousdale Dr Traffic Count: 17,277

Total Building Size: 38,205± SF

Multi Tenant Building

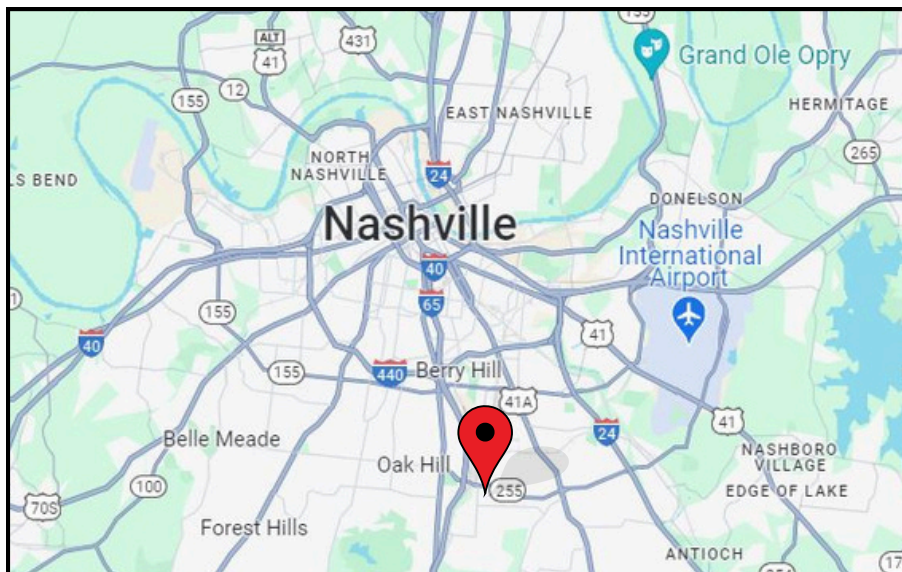
Parking Spaces: 150

Lot Size: 3.97 Acres

Street & Building Signage

Desirable Crieve Hall Community

Easy Access from I-65 / I-24



Tenant Mix & Area

- Crieve Hall Bagel Co.
- Yogi's Pizzeria & Ice Cream Emporium
- All Star Pediatric Dentistry
- Hope Clinical Care
- Nashville Brain and Wellness
- Music Sippy Social
- Music City Alterations
- Better You Medical Spa & More!



Suite 231 | 1,060± SF

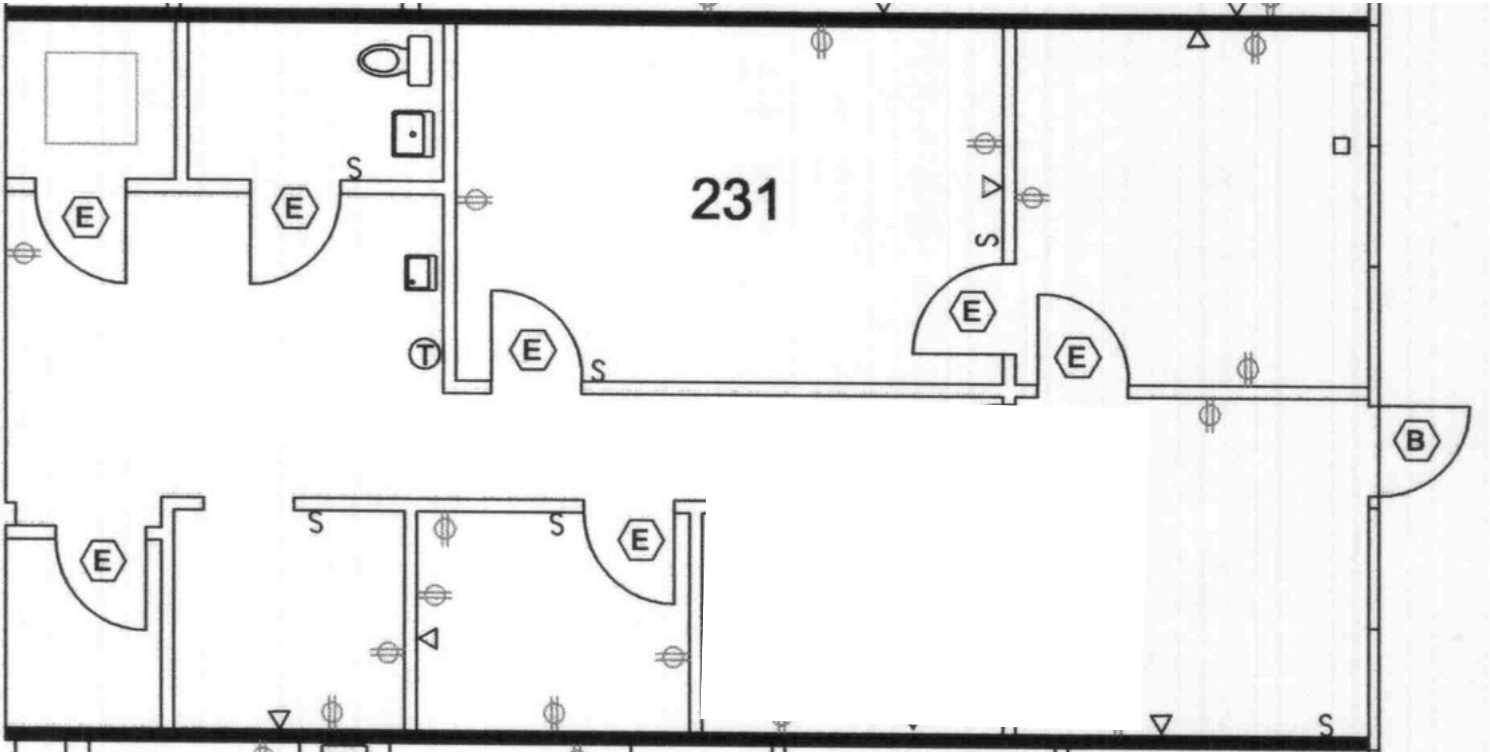
\$25.00 PSF NNN
\$8.49 PSF EST. OPEX

Space Highlights

- (3) Private Offices
- (1) Waiting/Reception Area
- (1) Breakroom with Sink
- (1) Conference Room
- (1) Restroom
- Storage Closet



Floor Plan





Contact

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3030 Sidco Drive

Nashville, TN 37204





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CRIEVE HALL

For Lease

1,700± SF Office/Warehouse Space Available

\$20.00 PSF NNN

Est. Operating Expenses \$8.11 PSF

4825 Trousdale Dr.

Nashville, TN 37220



Specifications & Features

Office/Warehouse Space For Lease

1,700± Total SF Available

Includes 850± SF Warehouse

Includes 850± SF Office

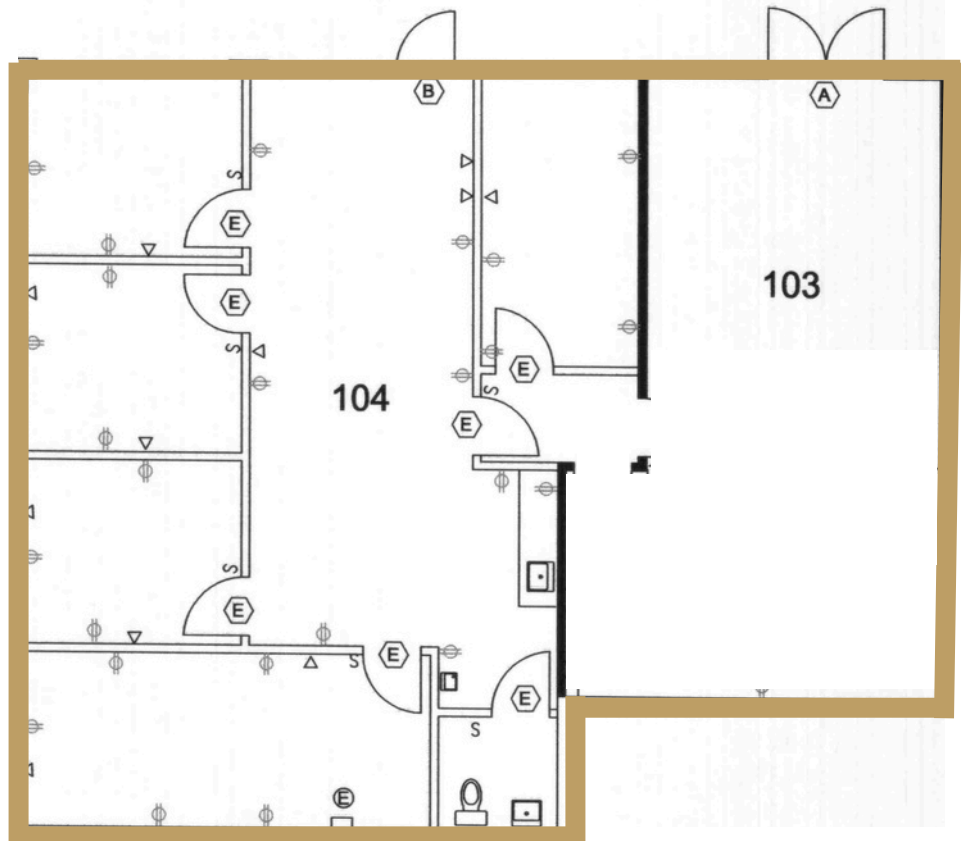
Open Work Space

3 Private Offices

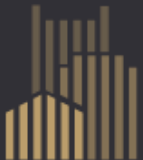
Break Area & Restroom

\$20.00 PSF NNN

Est. Operating Expenses \$8.11 PSF



INTERIOR PHOTOS SUITE 103-104



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Property Highlights

Trousdale Dr Traffic Count: 16,293

Total Building Size: 38,205± SF

Multi Tenant Building

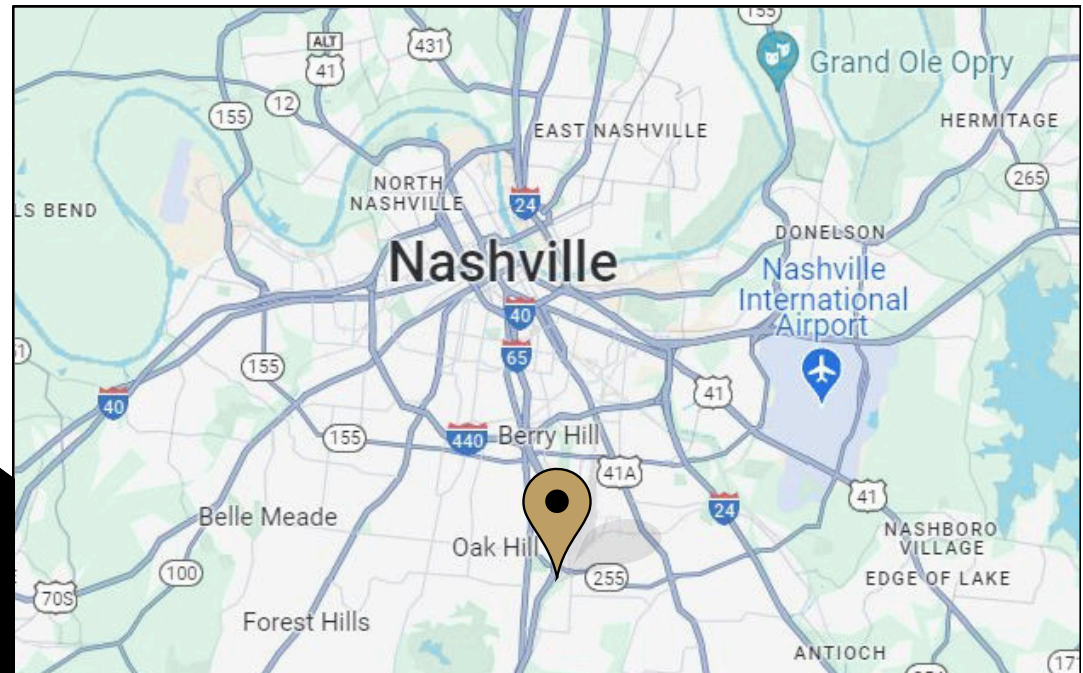
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