

FOR SALE Or Ground Lease

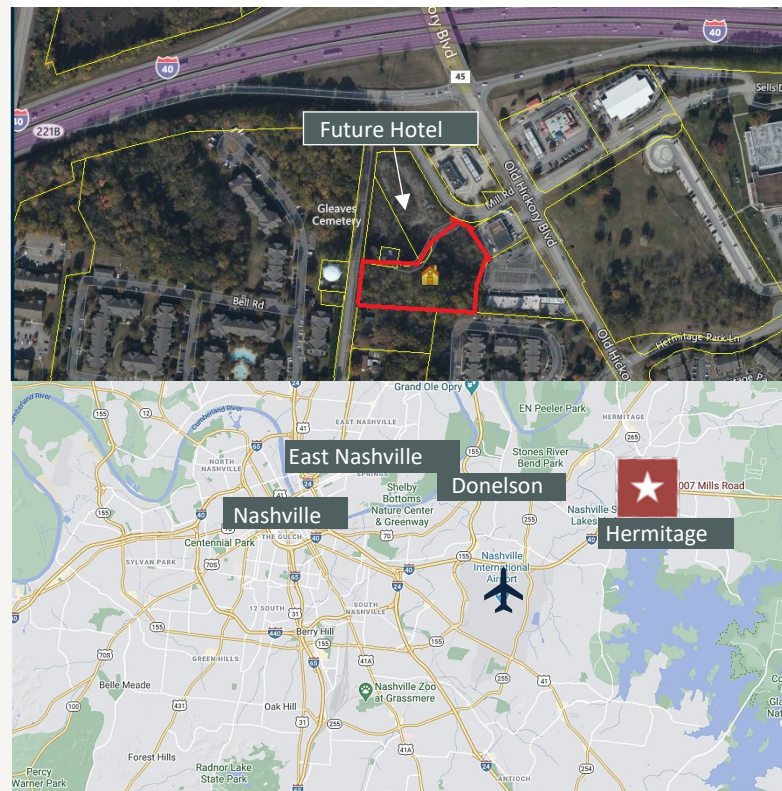
±2.14 Acres Available
Development Opportunity
Old Hickory Blvd In Hermitage, TN

4007 Mills Road, Hermitage, TN 37076



HIGHLIGHTS

- ±2.14 Acres
- Zoning: CL
 - (Commercial Limited, intended for retail, consumer service, financial, restaurant, and office uses)
- Potential uses: retail development, hotel, multi-family, etc.
- Situated 12 miles from downtown Nashville and 6 miles from BNA Airport
- Sale Price: \$745,747 (\$8 PSF)
- 7,531 Cars per Day on Old Hickory Blvd
- Convenient access to Airport
- Immediate access to I-40



Bradley Worthington
Vice President
C: 615.517.1386
bworthington@charleshawkinsco.com

Paul M. Myers, MPRE
Vice President
C: 615.598.4848
pmyers@charleshawkinsco.com

Exclusively listed by:
Charles Hawkins Co. / CORFAC International
760 Melrose Avenue
Nashville, TN 37221
T: 615.256.3189 / F: 615.254.4026

For Sale
±2.14 Acres Available

4007 Mills Road
Hermitage, TN 37076
Davidson County

CHARLES
HAWKINS CO.

DEMOGRAPHICS

1 Mile 3 Miles 5 Miles



Population

25,363 93,176 466,639



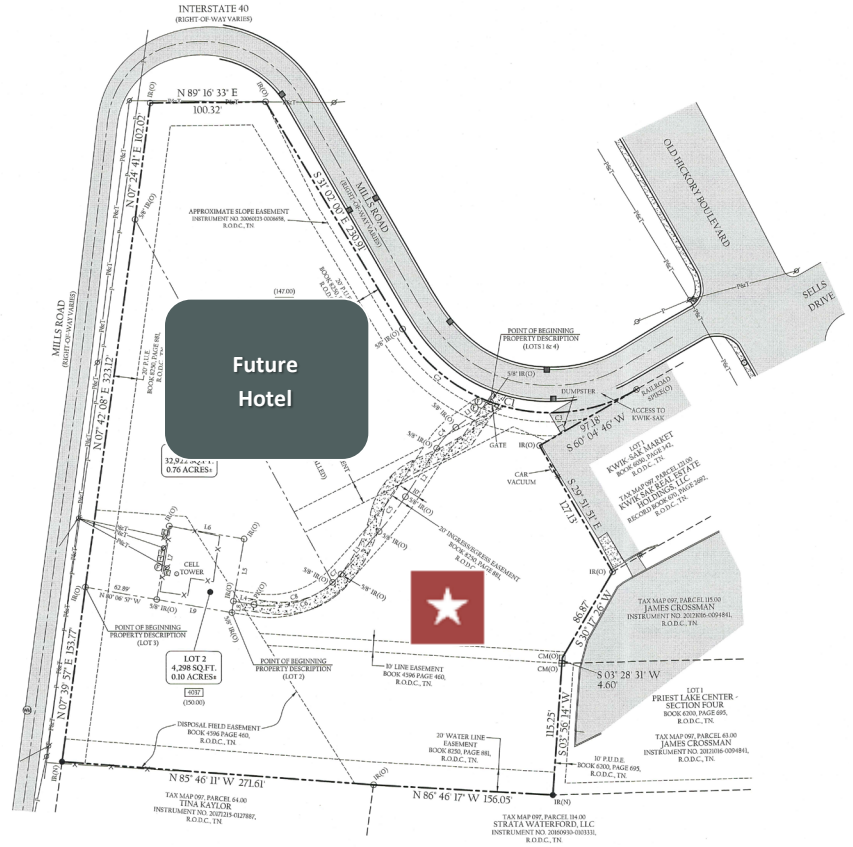
HH Income

\$63,568 \$71,304 \$58,973



Households

11,373 38,862 184,364



Bradley Worthington
Vice President
C: 615.517.1386
bworthington@charleshawkinsco.com

Paul M. Myers, MPRE
Vice President
C: 615.598.4848
pmyers@charleshawkinsco.com

Exclusively listed by:
Charles Hawkins Co. / CORFAC International
760 Melrose Avenue
Nashville, TN 37221
T: 615.256.3189 / F: 615.254.4026