

FOR LEASE

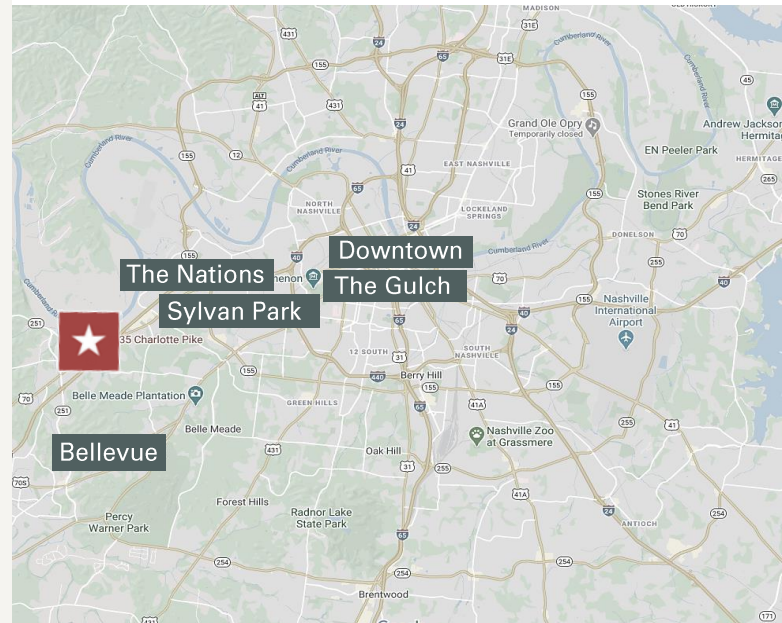
±9,660 SF Office Space on Two Floors
Prime Location along the Charlotte Pike Corridor

7135 Charlotte Ave, Nashville, TN 37209



HIGHLIGHTS

- ±9,660 SF Total
 - (Can be divided to 4,000 SF and 5,660 SF)
- First Floor (5,660 SF)
 - (8) Offices
 - Conference Room
 - Kitchenette/Breakroom
 - 32 Built-In Cubicles
- Second Floor (4,000 SF)
 - 10 Offices with Built-In Desks
 - Conference Room
 - Kitchenette/Breakroom
 - 12 Built-In Workstations
- Lease Rate: \$18.50 / SF MG
- Outdoor patio
- Available Immediately
- Parking: 5.0 / 1,000 SF
- Located off Charlotte Pike with easy interstate access
- Convenient to Nashville West restaurants & shops



R. Stephen Prather
Senior Vice President
O: 615.345.7254
sprather@charleshawkinsco.com

Matt Serck
Vice President
O: 615.345.7201
mserck@charleshawkinsco.com

Bo Rainey
Vice President
C: 615.364.6933
borainey@charleshawkinsco.com

Exclusively Listed By:
Charles Hawkins Co.
760 Melrose Avenue
Nashville, TN 37211
T: 615.256.3189 / F: 615.254.4026
charleshawkinsco.com

For Lease
 ±9,660 SF
 Office Space

7135 Charlotte Pike
 Nashville, TN 37209
 Davidson County

CHARLES
 HAWKINS CO.

PHOTOS / AERIALS



R. Stephen Prather
 Senior Vice President
 O: 615.345.7254
 sprather@charleshawkinsco.com

Matt Serck
 Vice President
 O: 615.345.7201
 mserck@charleshawkinsco.com

Bo Rainey
 Vice President
 C: 615.364.6933
 borainey@charleshawkinsco.com

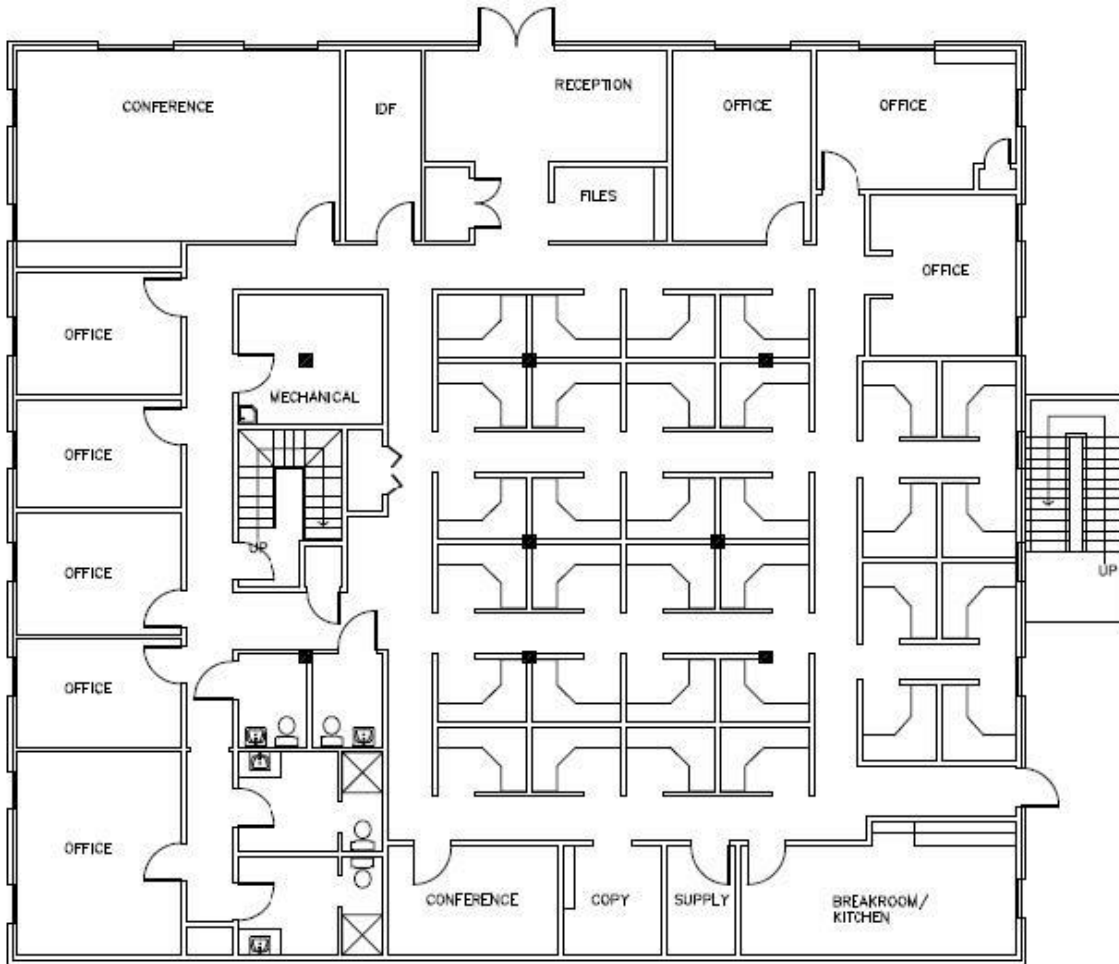
Exclusively listed by:
 Charles Hawkins Co.
 760 Melrose Avenue
 Nashville, TN 37211
 T: 615.256.3189 / F: 615.254.4026
 charleshawkinsco.com

For Lease
±9,660 SF
Office Space

7135 Charlotte Pike
Nashville, TN 37209
Davidson County

CHARLES
HAWKINS CO.

1st FLOOR FLOOR PLAN



R. Stephen Prather
Senior Vice President
O: 615.345.7254
sprather@charleshawkinsco.com

Matt Serck
Vice President
O: 615.345.7201
mserck@charleshawkinsco.com

Bo Rainey
Vice President
C: 615.364.6933
borainey@charleshawkinsco.com

Exclusively listed by:
Charles Hawkins Co.
760 Melrose Avenue
Nashville, TN37211
T: 615.256.3189 / F: 615.254.4026
charleshawkinsco.com

For Lease
±9,660 SF
Office Space

7135 Charlotte Pike
Nashville, TN 37209
Davidson County

CHARLES
HAWKINS CO.

DRONE PHOTOS



R. Stephen Prather
Senior Vice President
O: 615.345.7254
sprather@charleshawkinsco.com

Matt Serck
Vice President
O: 615.345.7201
mserck@charleshawkinsco.com

Bo Rainey
Vice President
C: 615.364.6933
borainey@charleshawkinsco.com

Exclusively listed by:
Charles Hawkins Co.
760 Melrose Avenue
Nashville, TN37211
T: 615.256.3189 / F: 615.254.4026
charleshawkinsco.com