

# FOR SUBLEASE

## 7135

Charlotte Pike  
*Nashville, TN 37209*

- 9,660 SF Available for Sublease (5,660 SF on the 1<sup>st</sup> floor, and 4,000 SF on the 2<sup>nd</sup> floor)
- Move-in ready with furniture
- 14 private offices, 46 work stations, 2 conference rooms, 2 breakrooms / kitchenettes and an outdoor patio
- Close proximity to Nashville West retail and restaurants
- Easy access to I-40
- Approximately 9 miles to downtown Nashville
- Ample parking
- Full Service Gross Lease \$22.50 PSF



Accelerating success.

Colliers International  
615 3rd Avenue S | Suite 500  
Nashville, TN 37210  
P: +1 615 850 2700

David Atchison  
Vice President  
+1 615 850 2744  
[david.atchison@colliers.com](mailto:david.atchison@colliers.com)

Woody Widenhofer  
Vice President  
+1 615 850 2795  
[woody.widenhofer@colliers.com](mailto:woody.widenhofer@colliers.com)

**7135 Charlotte Pike**  
Nashville, TN 37209



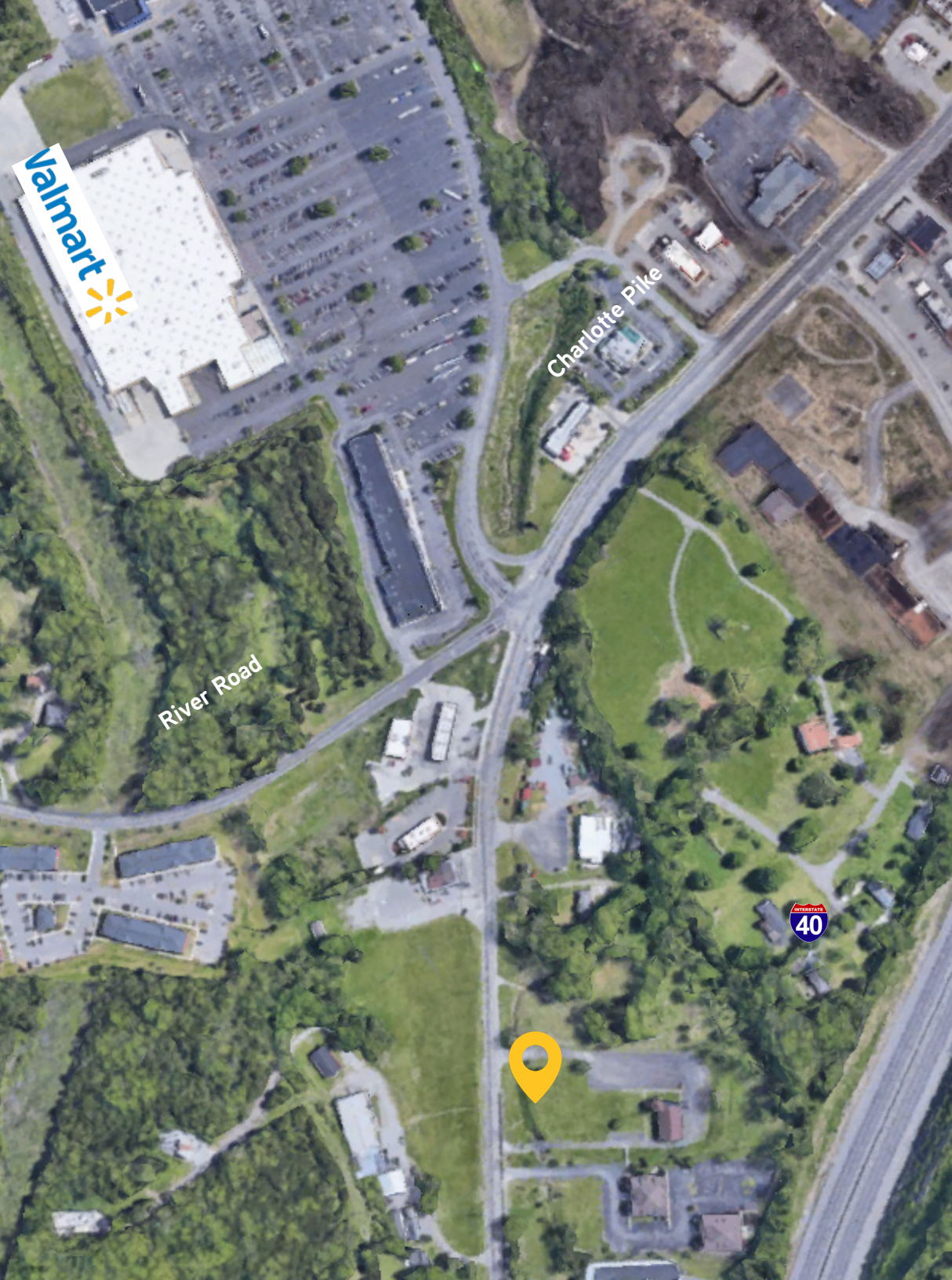


**Wesley Financial Group, LLC**

	1 MILE	3 MILE	5 MILE
POPULATION	4,898	23,009	90,546
HOUSEHOLDS	2,232	15,099	42,949
AVG. HH INCOME	\$79,264	\$105,893	\$120,653
TRAFFIC	14,540 ADT ON CHARLOTTE PIKE 92,586 ADT ON I40		







## PROPERTY SPECIFICATIONS

Parcel ID	102130A00100CO
Building Size	9,660 SF
Acerage	0.13
# Floors	2
Year Built	2001
Zoning	Commercial

Price: Contact Agent

## LOCAL RETAIL + RESTAURANTS

- Target
- Costco
- Walmart
- Publix
- Lowe's Home Improvement
- IHOP
- Cracker Barrel Old Country Store
- Logan's Roadhouse
- Outback Steakhouse
- Starbucks
- Chick-fil-A
- Buffalo Wild Wings
- Jim 'N Nick's Bar-B-Q



David Atchison  
Vice President  
+1 615 850 2744  
david.atchison@colliers.com

Woody Widenhofer  
Vice President  
+1 615 850 2795  
woody.widenhofer@colliers.com

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2017. All rights reserved.

Colliers International  
615 3rd Avenue South, Suite 500  
Nashville, TN 37210  
P: +1 615 850 2700

