

The Colliers logo is located in the top right corner. It consists of the word "Colliers" in a white serif font, set against a blue rectangular background with a thin yellow and red horizontal stripe at the bottom.

Colliers

The top half of the image shows a large, modern, single-story office building with a tan and brown brick facade. Large windows are visible along the front. In the foreground, there are white flowering bushes and a young tree. The building number "325" is visible on the upper right corner of the facade.

Aspen Grove Corporate Center

325 Seaboard Ln + 405+415 Duke Dr | Franklin, TN 37067

FOR LEASE | Single-Story | Class B Office



Property Profile

46,079 sf

Building 300

46,200 sf

Building 200

47,236 sf

Building 100



Highlights

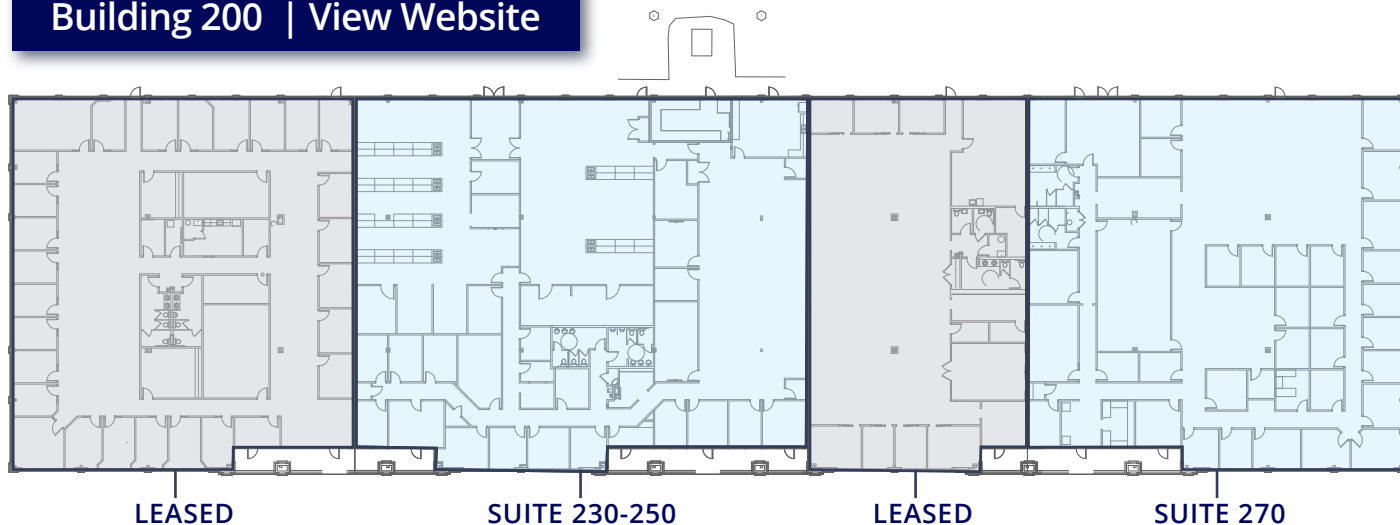
- High quality construction
- Beautifully landscape campus
- 4 per 1,000 parking ratio
- 9-10' finished ceiling height
- 14'+ clear from slab to roof beams

Located at the intersection of Aspen Grove Drive and Seaboard Lane, Aspen Grove Corporate Center contains four 1-story office buildings. Expansive glass allows an abundance of natural light in each suite, all of which have direct exterior access. Each building sits on approximately 6 acres, offering ample parking and easy access to flexible office suites. Convenient access to Interstate-65 via Cool Springs Boulevard, and close proximity to restaurants, retail, and hospitality makes Aspen Grove Corporate Center an ideal location for office users in the service industries, healthcare or technology.

Aspen Grove Corporate Center
325 Seaboard Ln + 405+415 Duke Dr

Current Availability

Building 200 | [View Website](#)



Suite 230-250	15,232 RSF	Available Now	Lab and general office space
Suite 270	13,037 RSF	Available Now	End-cap office with abundant natural light

Building 300



Entire Building	46,888 RSF	Available 1/1/2026	Large contiguous block suited for multiple uses
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HOTELS

- 1 Drury Plaza
- 2 Homewood Suites
- 3 Embassy Suites
- 4 Franklin Marriott
- 5 Hilton Garden Inn
- 6 Hyatt Place
- 7 Residence Inn
- 8 Courtyard Marriott
- 9 Aloft
- 10 Hampton Inn & Suites
- 11 Country Inn & Suite
- 12 TownePlace Suites

EATS

- 1 Burger Up
- 2 Chipotle
- 3 P.F. Chang's
- 4 Cool Springs Brewery
- 5 Starbucks
- 6 Jim 'N Nick's
- 7 Bonefish Grill
- 8 First Watch
- 9 Jamba Juice
- 10 Brick Tops
- 11 Brixx Wood Fired Pizza
- 12 Taziki's
- 13 Jonathan's Grille
- 14 Brewhouse South
- 15 Cheesecake Factory
- 16 J. Alexander's

RETAIL

- 1 Whole Foods
- 2 Walmart
- 3 Sam's Club
- 4 Lowe's
- 5 Kroger
- 6 Target
- 7 Agame Sportsplex
- 8 Home Depot
- 9 Costco
- 10 Cool Springs Galleria
- 11 Best Buy
- 12 My Second Home

Local Amenities



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