

FOR LEASE

(3) Warehouse/Office/Storage Spaces for Lease in West Nashville

6100 Centennial Blvd, Nashville, TN 37209

CHARLES
HAWKINS CO.

2920 Berry Hill Dr., Ste 100

Nashville, TN 37204

O: 615.256.3189

www.charleshawkinsco.com



Show Up. Care. Deliver.

FOR LEASE

Space 1: 1,850 Small Warehouse/Distribution Space
6100 Centennial Blvd, Nashville, TN 37209

CHARLES
HAWKINS CO.
Commercial Real Estate Services

HIGHLIGHTS

- ±1,850 SF
- ±50' X 37'
 - Wide open / No office
 - Storage or small distribution operation
- ±14' to the cross beams
- 1 Dock Door
- 1 Ramp
- LED Lighting
- Gas heater
- Sprinklered
- Zoned IR
- ±5.5 Miles from downtown Nashville
- Quick interstate access to Briley Pkwy and I-40
- Site is near the John C. Tune Airport



Availability and Rate

Lease Rate \$15/SF NNN

Operating Expenses \$3.40/SF

Availability Immediate

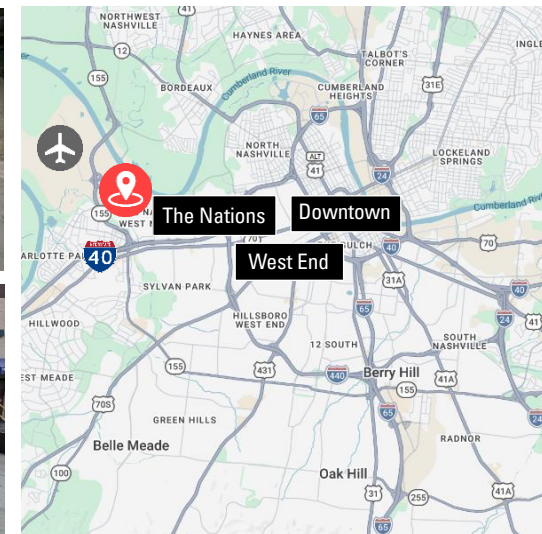
For a tour and additional information
CONTACT:

Jeff Thomas, CCIM
First Vice President
O: 615.345.7232
jthomas@charleshawkinsco.com

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Michael W. Groos
First Vice President
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FOR LEASE

Space 2: 17,500 Office/Warehouse Space
6100 Centennial Blvd, Nashville, TN 37209

HIGHLIGHTS

- ±17,500 SF Available
 - ±15,000 SF Warehouse
 - ±2,500 SF Office
- Zoned IR
- (5) Dock-high doors
- (2) Grade-level doors
- Wet sprinkler system
- Clear height: ±17'5"
- High-Efficiency LED lights installed in the warehouse
- ±5.5 Miles from downtown Nashville
- Quick interstate access to Briley Pkwy and I-40
- Site is near the John C. Tune Airport



Availability and Rate

Lease Rate	\$13.25/SF NNN
Operating Expenses	\$3.40/SF
Availability	7/1/2026

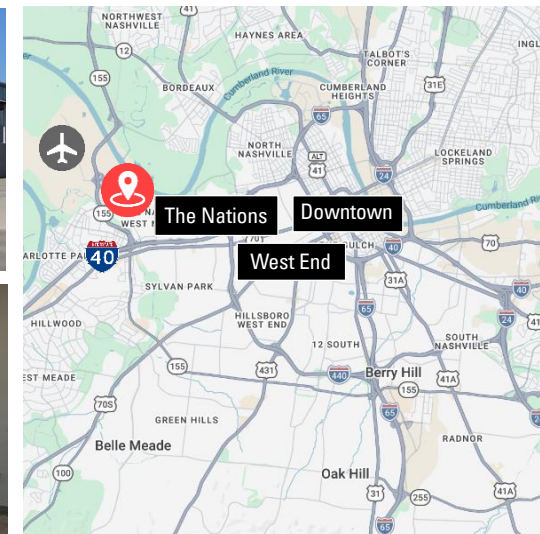
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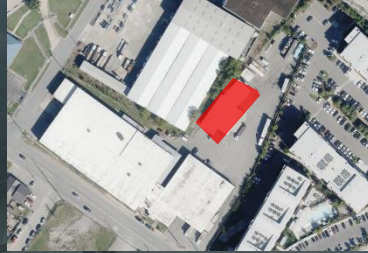
FOR LEASE

Space 3: 4,480 SF Warehouse/Storage Space
6100 Centennial Blvd, Nashville, TN 37209

**CHARLES
HAWKINS CO.**
Commercial Real Estate Services

HIGHLIGHTS

- ±4,480 SF Warehouse/Storage
 - Restroom
 - Storage Closet
 - No Office
- ±1,670 SF Covered Outside Storage
- 3' Dock High Exterior Ramp to access a 12'w x 12't Grade-Level Door
- Grade-Level Drive-in Doors
 - 14'w x 12'6"t
 - 9'11" w x 11'11" t
- 16' Inside Eave Height
- 17' Center Height
- ±2,400 SF 15' X 15' Column Spacing
- ±2,080 SF Clear span



Availability and Rate

Lease Rate \$13.25/SF NNN

Operating Expenses \$3.40/SF

Availability Immediate

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