

1001 CHEATHAM STREET

SPRINGFIELD, TN 37172

NEW CONSTRUCTION TRIPLEX FOR SALE

ASKING PRICE: **\$595,000**

G. S. MOORE & SON

[real estate since 1904]

Sales - Development - Investments

615 - 384-5506

CONTACT US

G.S. MOORE AND SON

800 S Main St.

Springfield, TN 37172

615-384-5506

Jim@gsmooreandson.com

G. S. MOORE & SON

[real estate since 1904]

Sales - Development - Investments

615 - 384-5506

1001

CHEATHAM STREET SPRINGFIELD



Executive Summary

The property at 1001 Cheatham Street presents a newly constructed triplex townhome investment opportunity strategically positioned within the growing Springfield, Tennessee submarket. Located just outside Downtown Springfield, the asset benefits from increasing residential demand driven by affordability, regional growth, and accessibility to the greater Nashville metropolitan area. The property also offers convenient walkable access to Downtown Springfield's restaurants, breweries, bars, cafés, and neighborhood retail destinations, with many local amenities located within approximately a 10–20 minute walk.

The property consists of three modern townhome units designed to support strong rental appeal and low-maintenance ownership. The newly constructed improvements provide investors with updated finishes, efficient layouts, and reduced near-term capital expenditure requirements, creating an attractive opportunity for both owner-occupants and traditional multifamily investors. The flexible investment profile supports multiple acquisition strategies including house hacking, long-term hold, or lease-up stabilization. Investors may capitalize on Springfield's growing rental demand while benefiting from proximity to local retail, employment centers, schools, and major regional transportation corridors connecting residents throughout Middle Tennessee.

With continued population growth and housing demand throughout the Nashville region, 1001 Cheatham Street offers an opportunity to acquire a modern small multifamily asset positioned for long-term income generation and future rental growth within an expanding commuter market.

PROPERTY SUMMARY

Address	1001 Cheatham Street, Springfield, TN
Property Type	Triplex Townhome Investment
Number of Units	Three (3) Townhome Units
Unit Configuration	All Units Feature 2 Bedrooms / 2.5 Bathrooms
Investment Strategy	House Hack / Value-Add / Long-Term Hold
Property Condition	Newly Constructed
Tenancy	Individual Residential Units
Asset Type	Small Multifamily Residential
Rental Potential	Lease-Up & Income Growth Opportunity
Location	Near Downtown Springfield
Market	Nashville MSA / Robertson County
Accessibility	Convenient Access to Major Regional Corridors

Key Features:

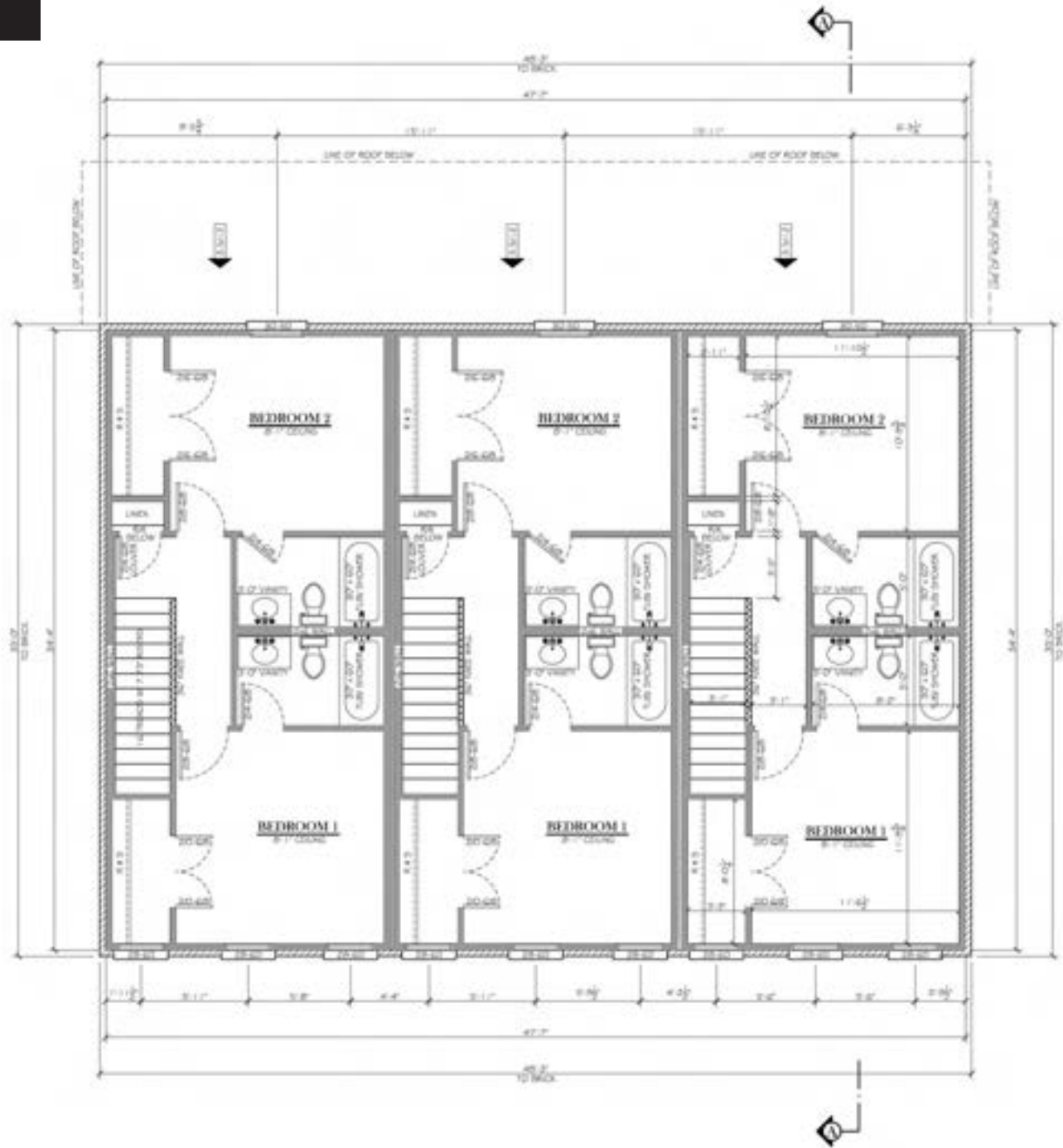
- Newly constructed triplex townhome investment
- Three individual residential townhome units
- Ideal opportunity for house hackers or owner-occupants
- Strong rental demand within the Springfield submarket
- Low-maintenance new construction improvements
- Opportunity for lease-up and rental growth
- Flexible long-term hold investment strategy
- Attractive asset for first-time multifamily investors
- Convenient access to Downtown Springfield amenities
- Positioned within the growing Nashville commuter market



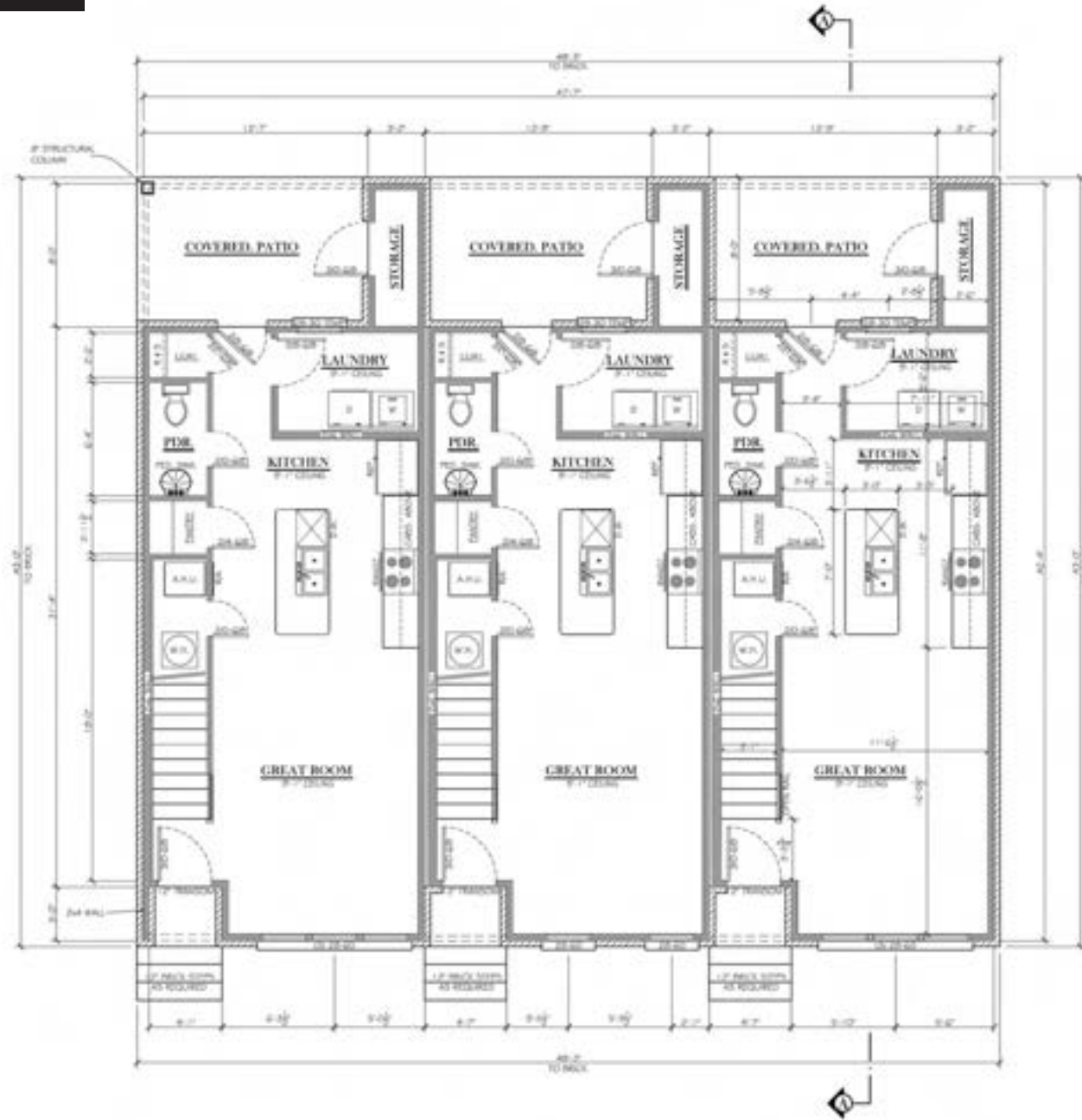
Aerial Map



Floor Plan



Floor Plan



MARKET OVERVIEW

The property at 1001 Cheatham Street is strategically positioned within Springfield, Tennessee, a growing residential submarket located just north of the Nashville metropolitan area. As housing affordability continues to tighten throughout Nashville's urban core, surrounding communities such as Springfield have experienced increasing residential demand from renters and owner-occupants seeking more attainable housing options with regional connectivity.

Springfield continues to benefit from steady population growth, expanding residential development, and increasing commuter activity throughout Robertson County. The area offers a balanced mix of small-town accessibility and proximity to major employment corridors, making it attractive to working professionals, families, and long-term residents seeking convenient access to the greater Middle Tennessee region. The property's location near Downtown Springfield provides residents with immediate access to local dining, retail, schools, healthcare services, and everyday amenities.

The regional housing market continues to demonstrate strong demand for modern rental product, particularly newly constructed townhome-style housing offering updated finishes, functional layouts, and lower-maintenance living environments. This demand dynamic supports continued absorption and rental growth potential for small multifamily assets throughout the Springfield submarket.

With convenient access to major transportation routes connecting residents to Nashville and surrounding employment centers, Springfield remains well-positioned for continued long-term residential expansion. The combination of affordability, regional accessibility, and sustained housing demand reinforces the investment appeal of 1001 Cheatham Street as a modern triplex opportunity within one of Middle Tennessee's growing commuter markets.





CONTACT US

G.S. MOORE AND SON

800 S Main St.

Springfield, TN 37172

615-384-5506

Jim@gsmooreandson.com

G. S. MOORE & SON

[real estate since 1904]

Sales - Development - Investments

615 - 384-5506