

501 UNION STREET

DOWNTOWN OFFICE SUITES FOR LEASE



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**CHARLES
HAWKINS CO.**

Property Highlights

Seven Story Office Building

Diverse Suite Size Ranges: 885 – 3,528 SF

Prime Downton Nashville Location

Competitive Rates

24-Hour Access

Walking distance to a myriad of retail,
dining, and entertainment options

Excellent proximity to the State Capitol and
Nashville Courthouse



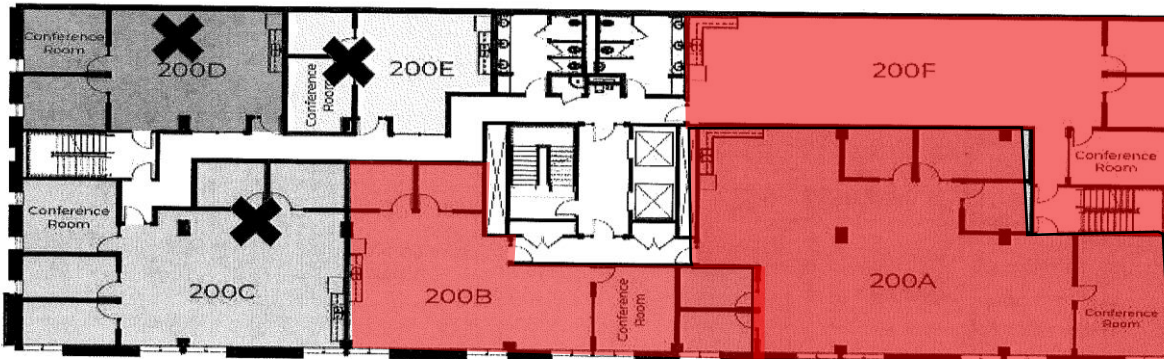
501 UNION STREET

CHARLES
HAWKINS CO.

2nd FLOOR FLOOR PLAN

Office Suites

2nd Floor Suites



501

2nd FLOOR AVAILABILITIES

Suite 200A: 3,528 SF

Suite 200B: 1,612 SF

Suite 200F: 2,256 SF

LEASE RATES: \$18-25/SF FSG

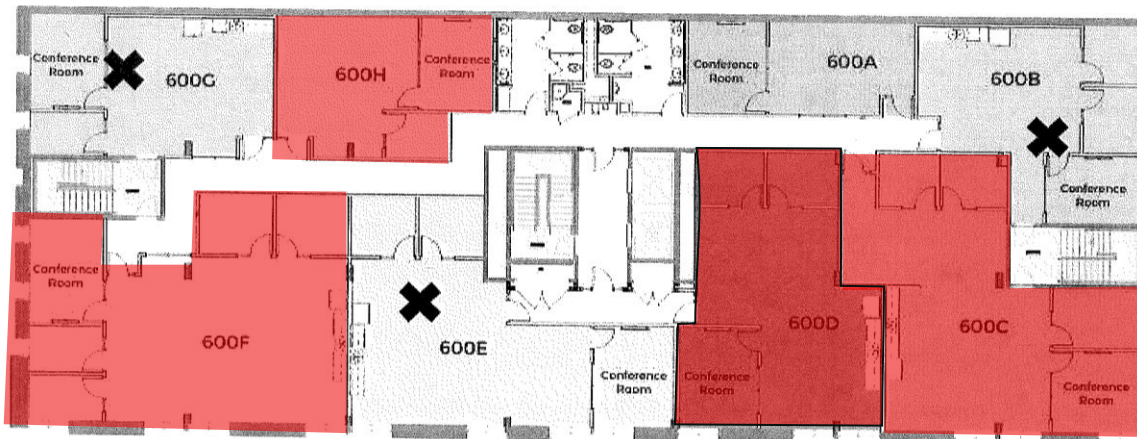


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6th FLOOR FLOOR PLAN

Office Suites



501

6th FLOOR AVAILABILITIES

Suite 600C: 1,974 SF

Suite 600D: 1,612 SF

Suite 600F: 2,137 SF

Suite 600H: 885 SF

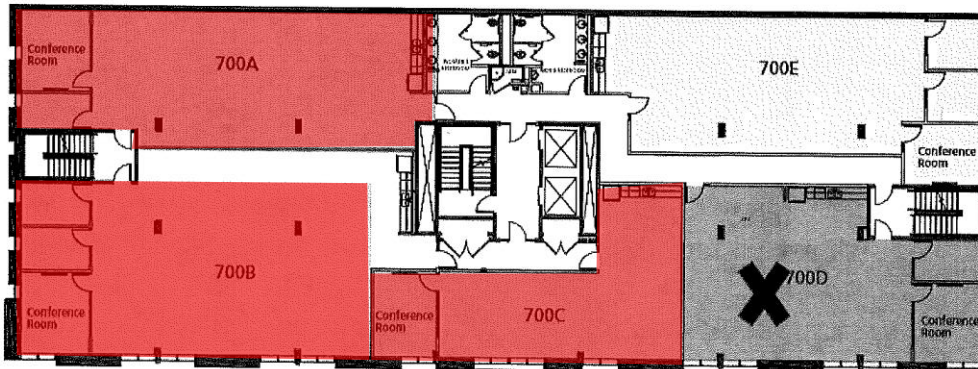
LEASE RATES: \$18-25/SF FSG



7th FLOOR FLOOR PLAN

Office Suites

7TH FLOOR



700A = 2,319 SF 700B = 3,250 SF 700C = 1,491 SF 700D = 2,025 SF 700E = 2,355 SF

501

7th FLOOR AVAILABILITIES

Suite 700A: 2,319 SF

Suite 700B: 3,250 SF

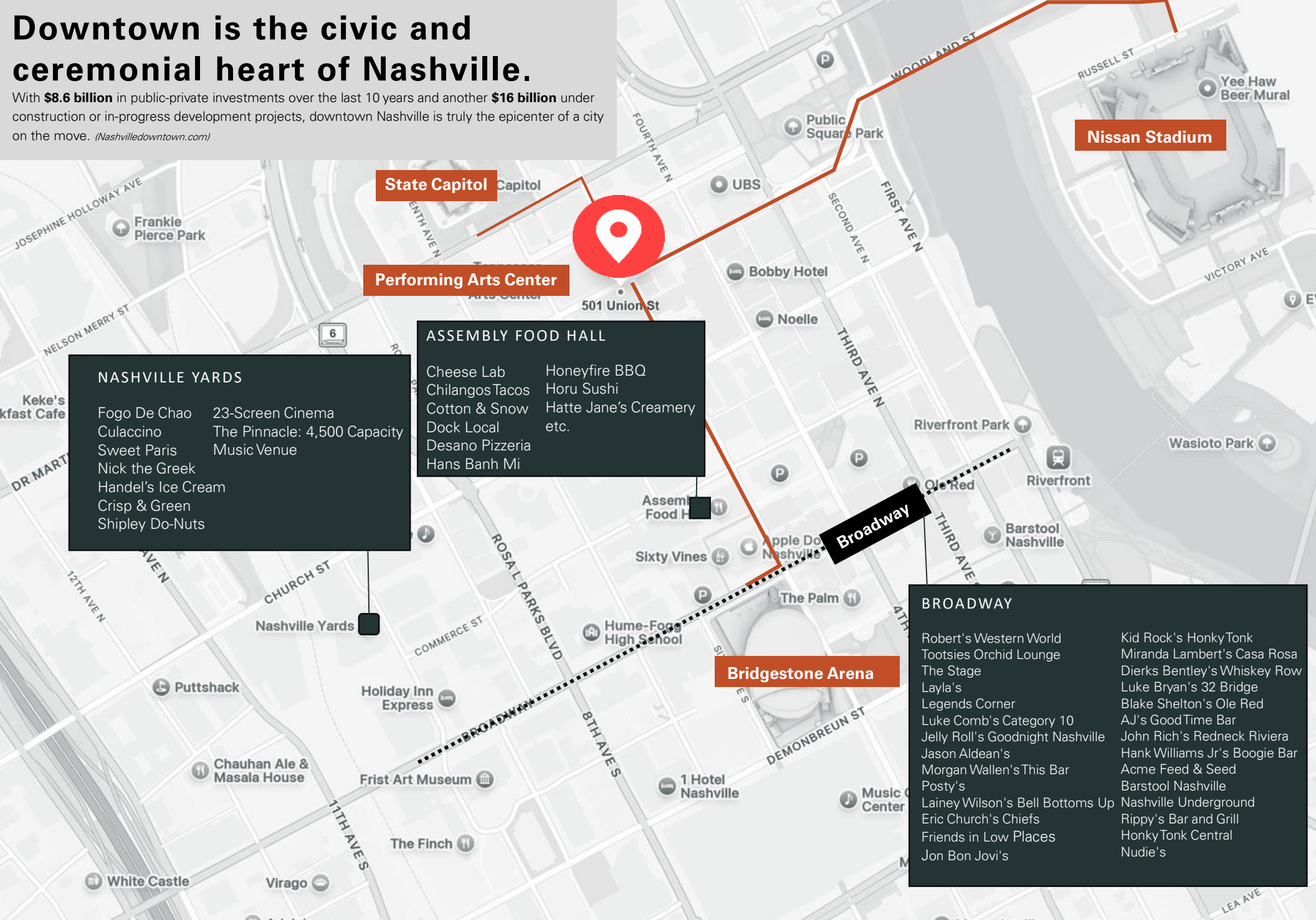
Suite 700C: 1,491 SF

LEASE RATES: \$18-25/SF FSG



Downtown is the civic and ceremonial heart of Nashville.

With **\$8.6 billion** in public-private investments over the last 10 years and another **\$16 billion** under construction or in-progress development projects, downtown Nashville is truly the epicenter of a city on the move. *(Nashvilledowntown.com)*



State Capitol Capitol

Performing Arts Center

Nissan Stadium

Bridgestone Arena

Broadway

NASHVILLE YARDS

Fogo De Chao	23-Screen Cinema
Culaccino	The Pinnacle: 4,500 Capacity
Sweet Paris	Music Venue
Nick the Greek	
Handel's Ice Cream	
Crisp & Green	
ShIPLEY Do-Nuts	

ASSEMBLY FOOD HALL

Cheese Lab	Honeyfire BBQ
Chilangos Tacos	Horu Sushi
Cotton & Snow	Hatte Jane's Creamery
Dock Local	etc.
Desano Pizzeria	
Hans Banh Mi	

BROADWAY

Robert's Western World	Kid Rock's HonkyTonk
Tootsies Orchid Lounge	Miranda Lambert's Casa Rosa
The Stage	Dierks Bentley's Whiskey Row
Layla's	Luke Bryan's 32 Bridge
Legends Corner	Blake Shelton's Ole Red
Luke Comb's Category 10	AJ's GoodTime Bar
Jelly Roll's Goodnight Nashville	John Rich's Redneck Riviera
Jason Aldean's	Hank Williams Jr's Boogie Bar
Morgan Wallen's This Bar	Acme Feed & Seed
Posty's	Barstool Nashville
Lainey Wilson's Bell Bottoms Up	Nashville Underground
Eric Church's Chiefs	Rippy's Bar and Grill
Friends in Low Places	HonkyTonk Central
Jon Bon Jovi's	Nudie's

HEART OF DOWNTOWN NASHVILLE

501 Union benefits from its immediate proximity the State Capitol and Courthouse, and the Tennessee Performing Arts Center. The property is within walking distance to some of Nashville's most eclectic bars and restaurants, Ryman Auditorium, Bridgestone Area, and the brand new Titans' stadium.

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NASHVILLE CBD

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