



donelson plaza

1,320-26,120 SF RETAIL FOR LEASE



# DONELSON PLAZA

2710 OLD LEBANON PIKE, NASHVILLE, TN 37214

Donelson Plaza is a recently renovated adaptive reuse mixed-use center offering a rare combination of scale, visibility, and built-in demand in one of Nashville's most established submarkets. The property features flexible leasing options ranging from approximately 1,000-square-foot shop spaces to a contiguous 26,000-square-foot anchor opportunity — **currently the only 20,000+ square-foot retail space available along the Lebanon Pike corridor between Downtown Nashville and Hermitage.** This rare block positions the center to accommodate a destination anchor or mid-box user seeking meaningful scale within a stabilized infill trade area.

The center is anchored by a complementary mix of experiential and daily-traffic tenants, including the Donelson Public Library, Strike & Spare Bowling, BagelShop, Homegrown Tap Room & Kitchen and West Coast Taco Shop. Multiple on-site and walkable residential communities — including the Flats at Donelson Plaza — provide a consistent neighborhood customer base that supports repeat visitation and daily convenience retail.

Strategically located six miles from downtown Nashville and four miles from Nashville International Airport, Donelson Plaza benefits from strong corridor visibility along Lebanon Pike, which carries approximately 36,000 vehicles per day. The property is also within walking distance of the Music City Star commuter rail line, reinforcing long-term connectivity. The combination of corridor scarcity, established rooftops and regional accessibility creates a compelling opportunity for retailers seeking scale in a market where comparable large-format availability is increasingly limited.

## DEMOGRAPHICS

- \* TOTAL POPULATION: 127,000
- \* AVERAGE HH INCOME: \$81,458
- \* AADT: 32,757 cars per day  
(Lebanon Pike at Old Lebanon Road)



26,120 TOTAL SF  
Demising options



STRIKE  
& SPARE  
BOWLING



SUITE 102  
2,000 SF

Bagelshop

THE SALON  
PROFESSIONAL  
ACADEMY

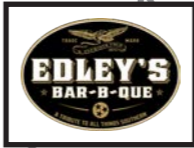
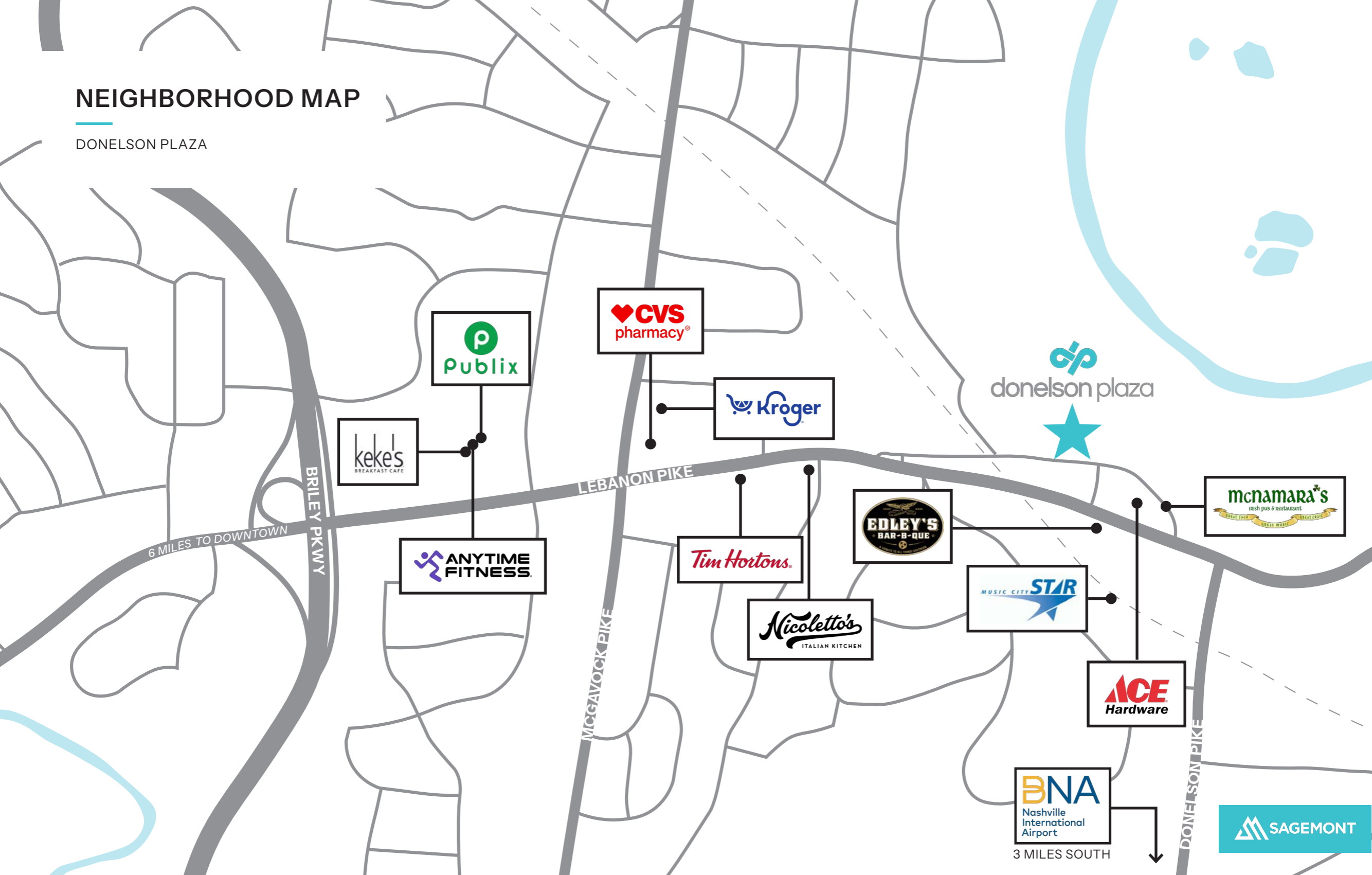


SUITE 106B  
3,109 SF



# NEIGHBORHOOD MAP

DONELSON PLAZA



6 MILES TO DOWNTOWN

BRILEY PKWY

LEBANON PIKE

MCGAVOCK PIKE



3 MILES SOUTH

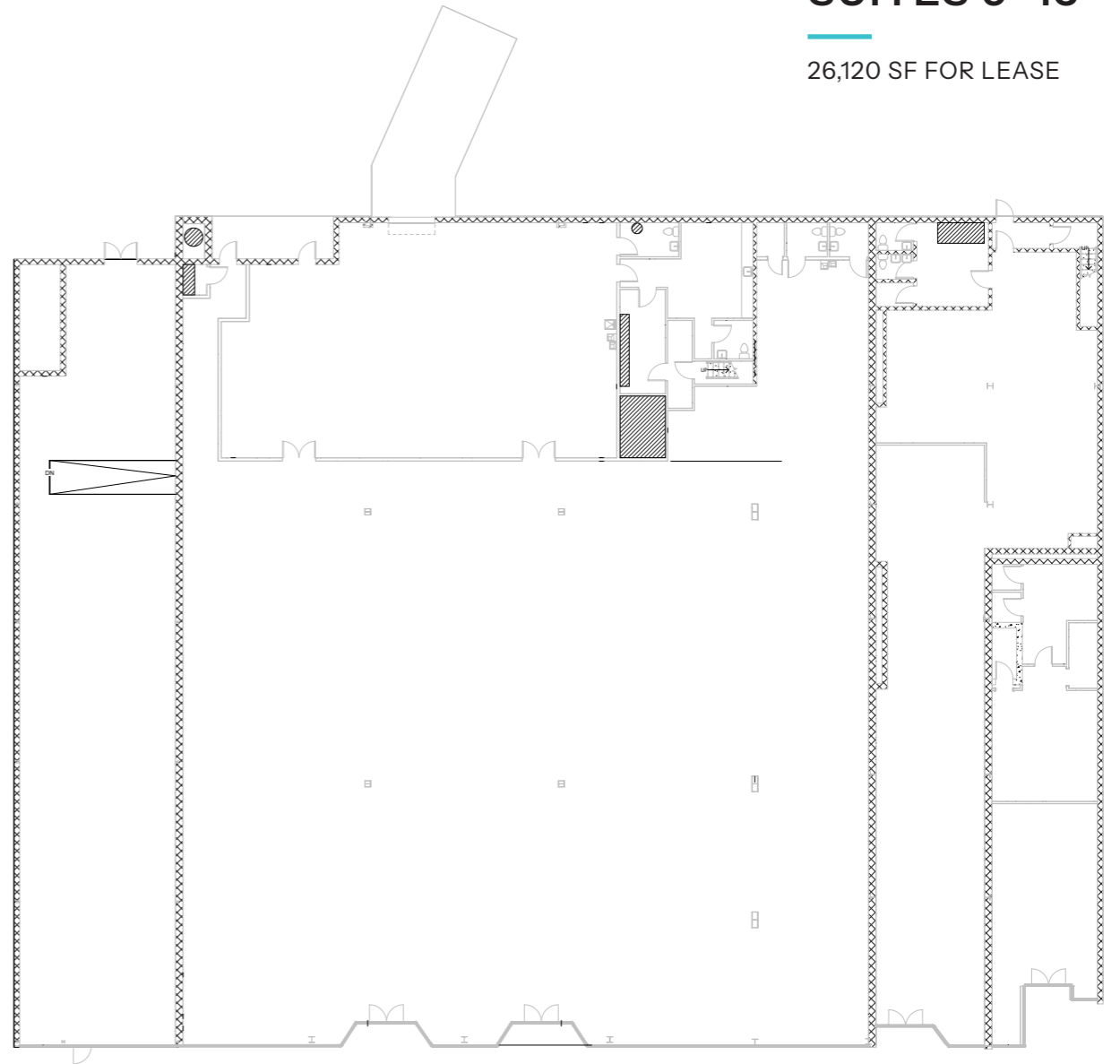
DONELSON PIKE





## SUITES 9-13

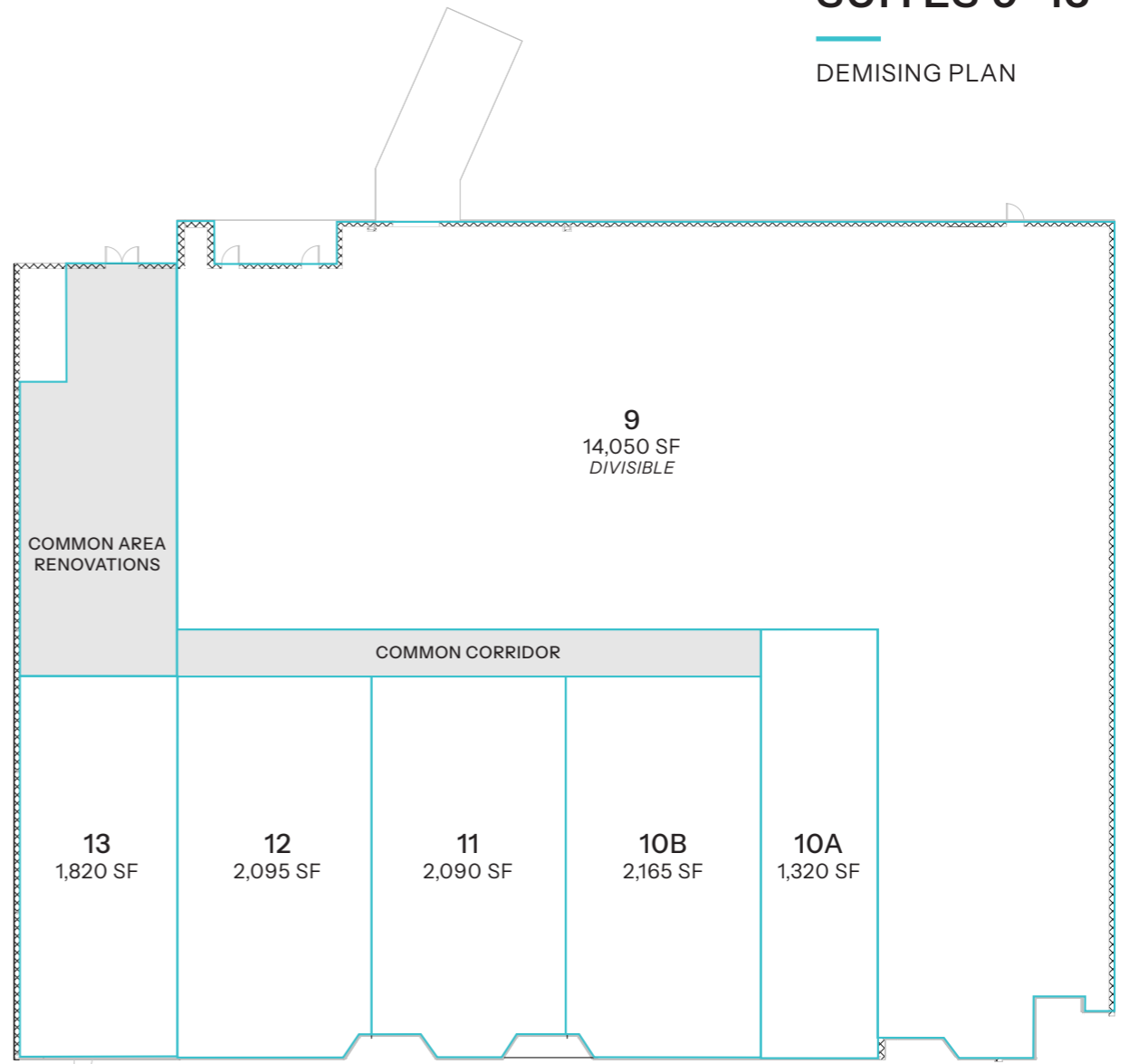
26,120 SF FOR LEASE





# SUITES 9-13

## DEMISING PLAN

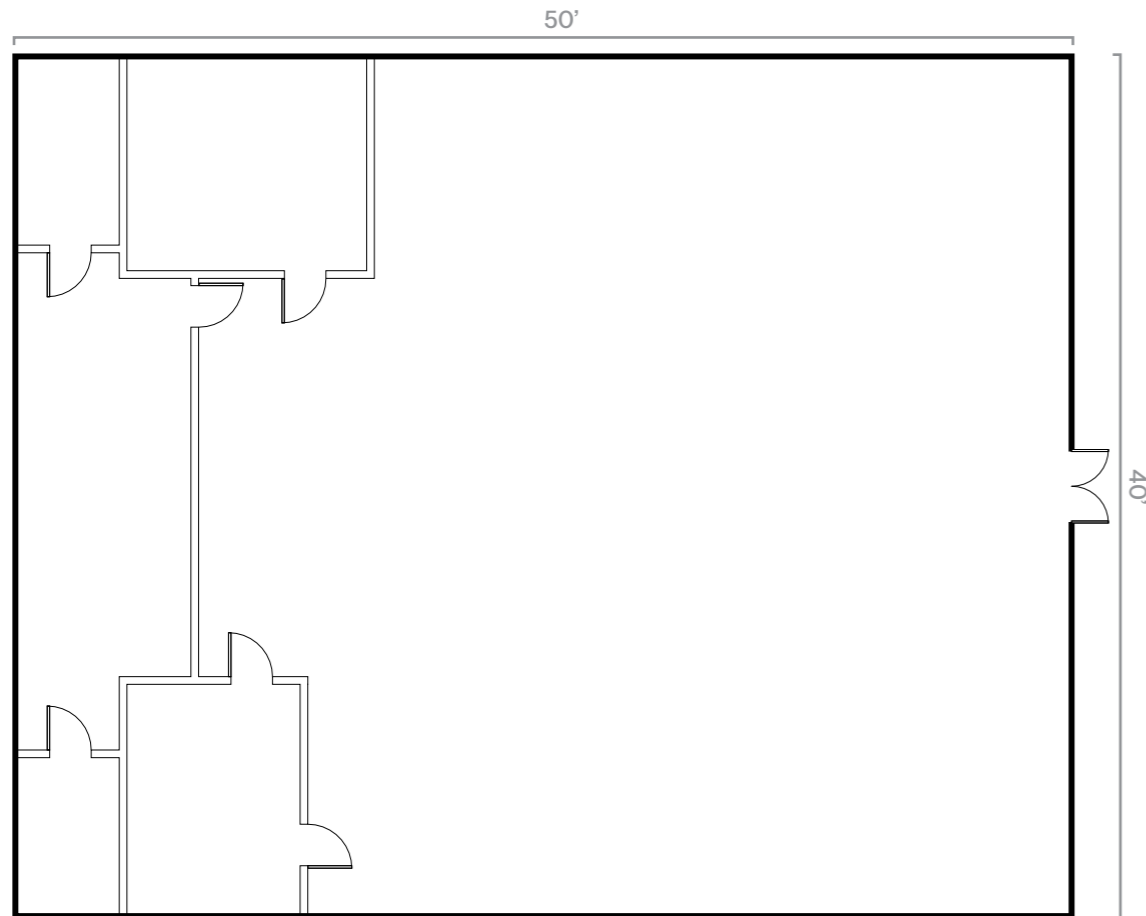


1,320-26,120 SF    MULTIPLE OPTIONS FOR DEMISING    FRONT AND REAR ACCESS OPTIONS AVAILABLE

# SUITE 102/103

2,000 SF

VIRTUAL TOUR

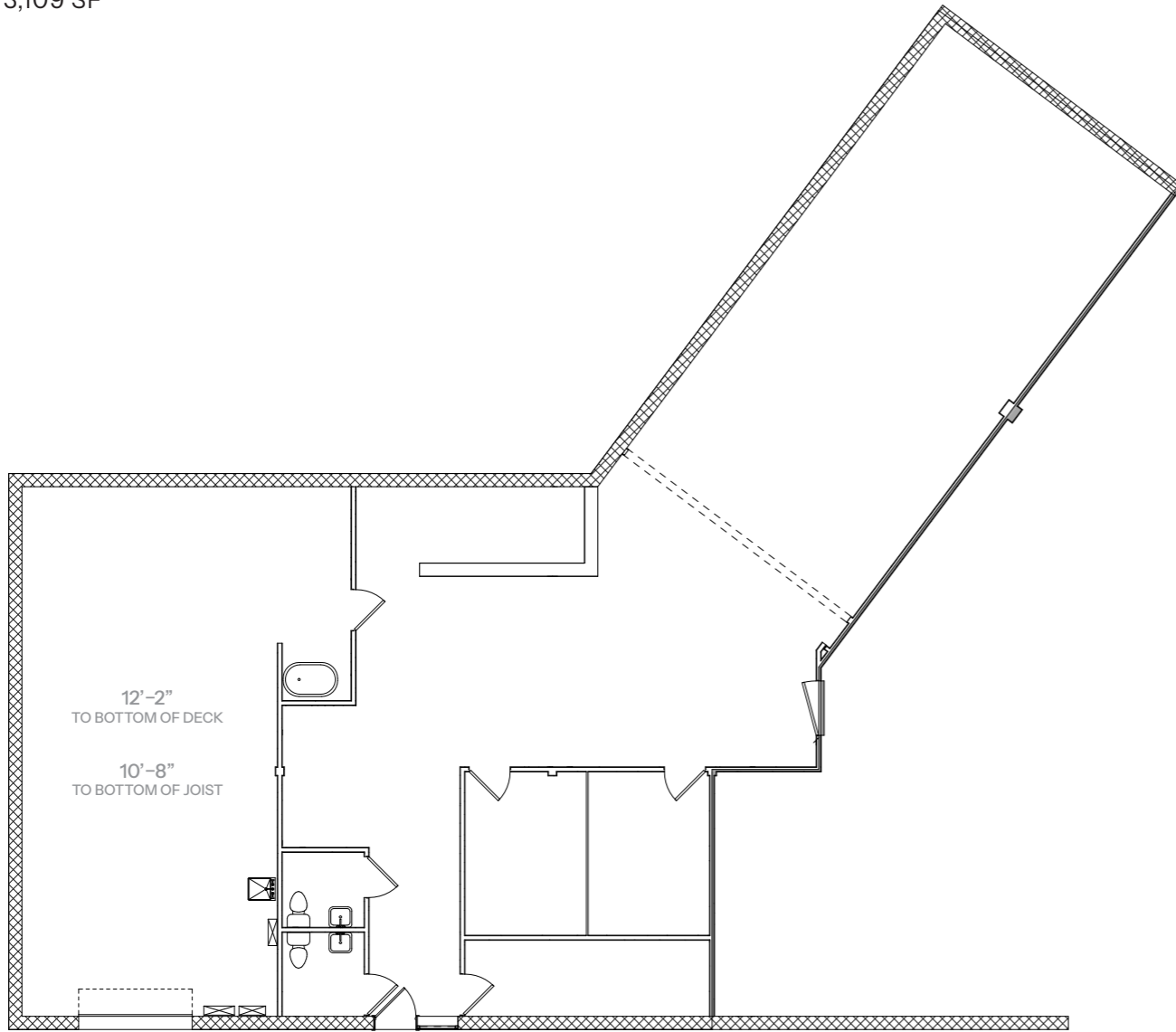


*\*measurements are approximate*



# SUITE 106B

3,109 SF



# GALLERY

## DONELSON PLAZA





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