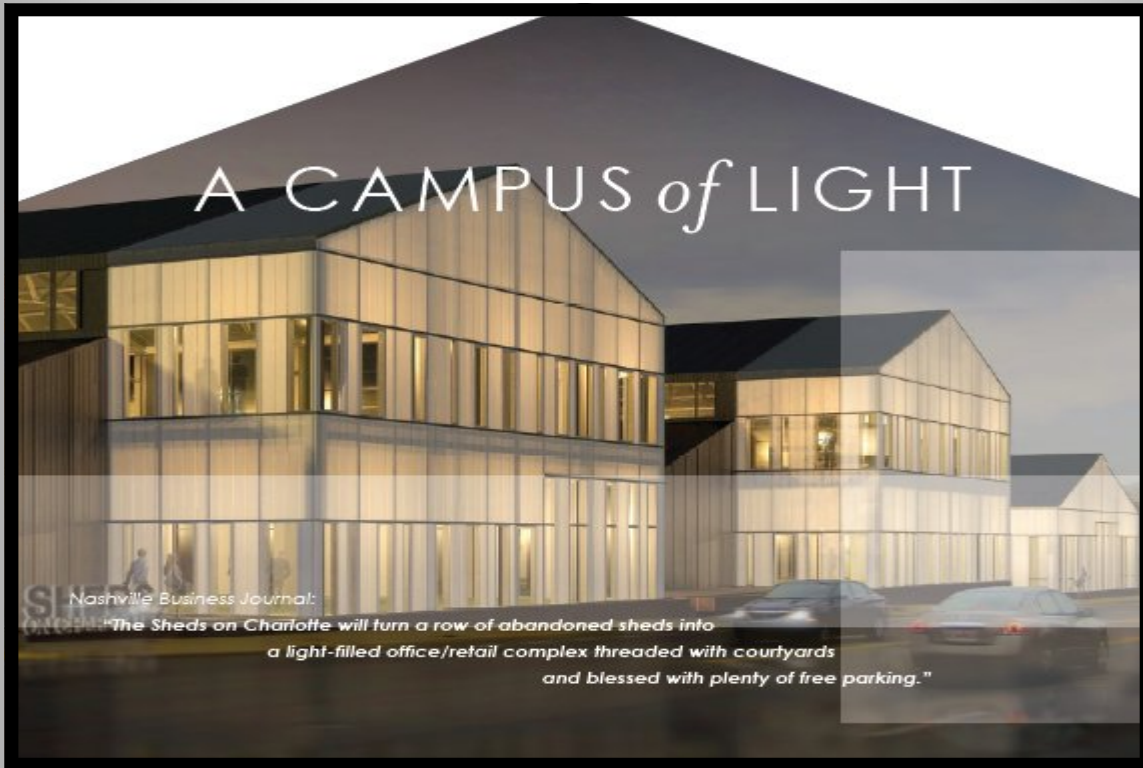


# Sheds of Charlotte

## 2200 Charlotte Avenue



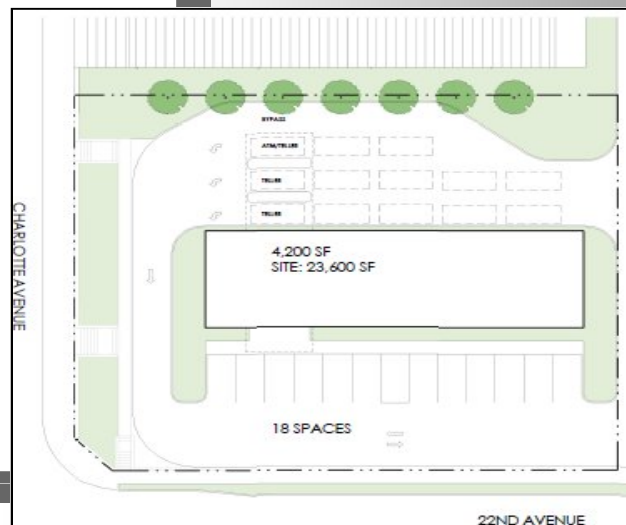
### Available Out Lot

**Traffic Count: 25,000 / day (2011 data)**

**Nashville's Healthcare Employment Hub**

**Zoning: CS - Permitted uses include a broad variety of retail, hotels, banks, restaurants and healthcare**

**Site Size: 23,700 SF**



**Concept Plan**

## The NEIGHBORHOOD

Nashville is internationally renowned for its leadership in the healthcare industry. The technology, entertainment and business service sectors are also driving the dramatic growth of our community. The Sheds on Charlotte is only steps away from the heart of businesses in these key industries:

- ◆ Seven-minute walk to HCA headquarters
- ◆ Six-minute walk to Centennial Park
- ◆ Six-minute walk to Centennial Medical Center
- ◆ Eight-minute walk to Baptist Hospital
- ◆ An easy commute to West End dining options and hotels
- ◆ A ten-minute walk to One City healthcare technology campus
- ◆ A three-minute drive to Vanderbilt University
- ◆ Close proximity to Nashville's growing Midtown area

1. The Sheds on Charlotte
2. Baptist Hospital
3. Centennial Hospital
4. HCA Headquarters
5. oneC1ty
6. Vanderbilt University Medical Center
7. Meharry Medical College



Campus Site Plan

### For more information contact:

Allen Arender  
Holladay Properties  
P: 615-312-0260  
M: 615-484-0353  
aarenders@holladayprop.com

Ronnie Wenzler  
Cassidy Turley  
P: 615-301-2803  
M: 615-414-8094  
Ronnie.Wenzler@cassidyurley.com

