

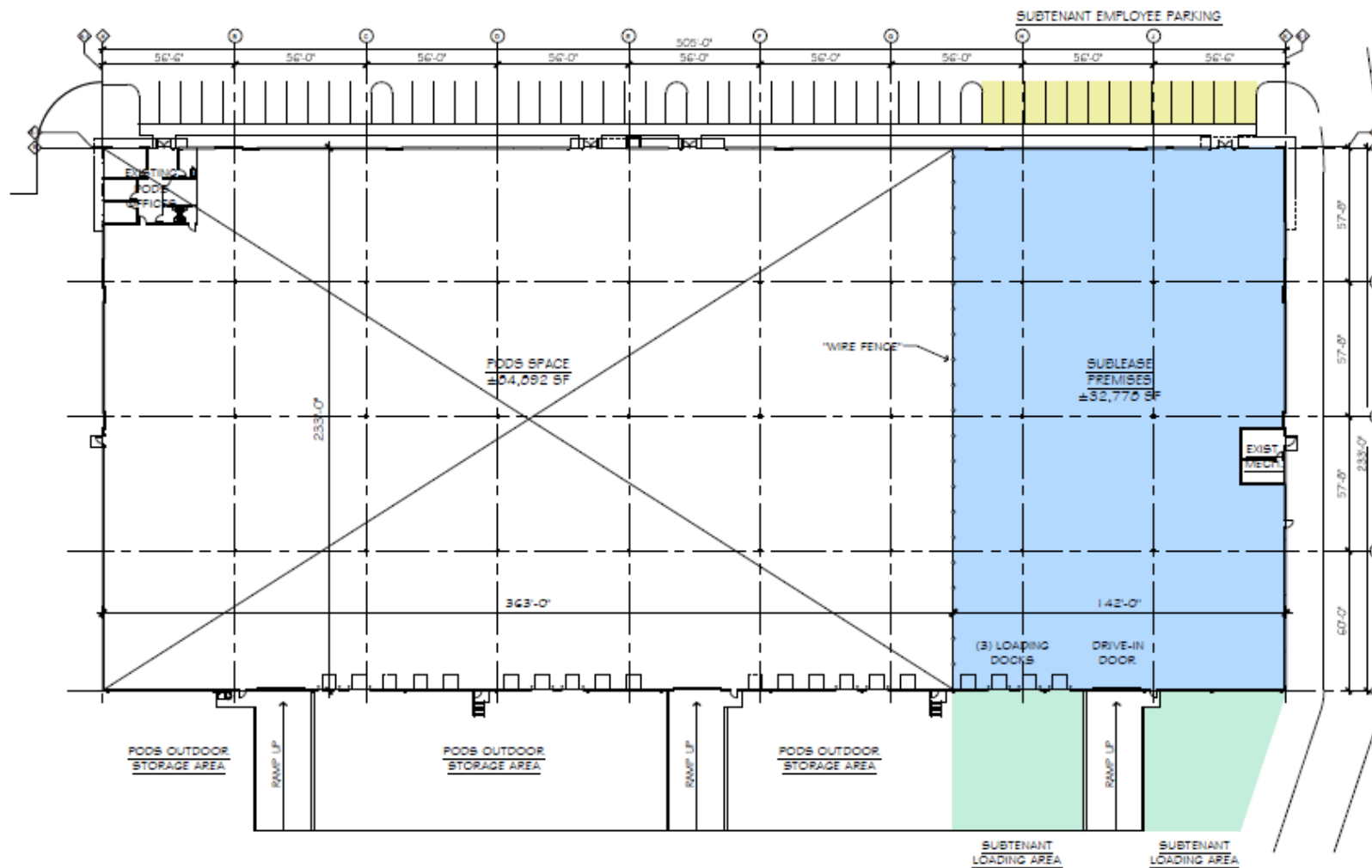


12605 Old Hickory Blvd Building A

ANTIOCH, TN 37013

32,000 SF AVAILABLE
FOR SUBLEASE





SITE PLAN

- Available July 1, 2025
- Asking Rate: \$8.75 Net
- Lease Expiration: 7/31/2029
- Immediately Available

- Operating Expenses: \$2.36/SF est.
- Concrete tilt-wall construction
- Built in October 2021



BUILDING SPECS

- TPO roofing
- 30' clear ceiling height (32' clear heights in staging bay)
- 57'w x 56'd column spacing
- 6" reinforced concrete flooring
- ESFR sprinkler system
- 4 loading docks with levelers
- 130' truck bay
- 20'w x 20'h oversized drive-in door
- 13 parking spots



12605 Old Hickory Blvd Building A

ANTIOCH, TN 37013

32,000 SF AVAILABLE

Doug Howard, SIOR
Executive Managing Director
doug.howard@cushwake.com
+1 615 301 2818

Henry Sherer
Associate
henry.sherer@cushwake.com
+1 615 301 2874

1033 Demonbreun Street
Suite 600
Nashville, TN 37203
+1 615 301 2800



©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.