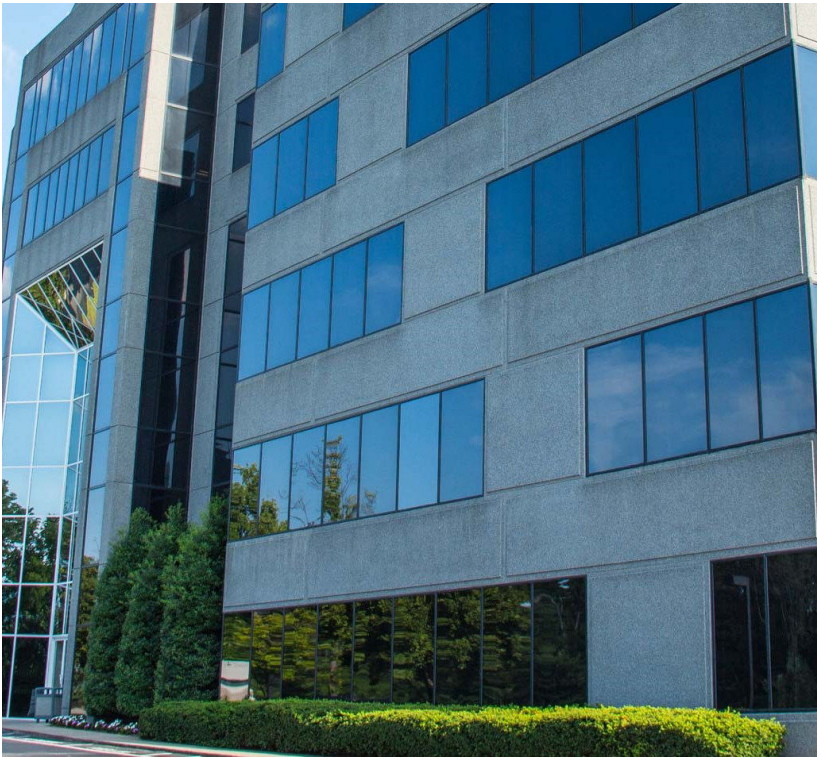


Highland Ridge IV

616 Marriott Drive Nashville, Tennessee 37214



AIRPORT NORTH SUBMARKET CLASS A BUILDING

Available Space

Suite 350: 7,345 RSF

Suite 600: 6,274 RSF

FEATURES AND AMENITIES

- 78,816 RSF 12-Story Class A Office Building
- Energy Star Certified
- BOMA 360 Designated Building
- On-Site Management and Engineering by Gaedeke Group
- 24-Hour On-Site Courtesy Officer
24-Hour Card Key Controlled Access
- 6-Story Office Building
- 6-Story Atrium Lobby
- Briley Parkway Provides Easy Access to 1-40, 1-24, and 1-65
- Public Transportation Provided by Metropolitan Transit Authority
- 15 Minutes from Most Suburbs
- Fiber Optics System
- Cafeteria on Campus
- On-Site 400 Marriott Hotel with Meeting Facilities
- 5 Minutes from the Nashville International Airport and More Than 4,000 Hotel Rooms
- 10 Minutes from Downtown Nashville



LEASING INFORMATION:

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