



1720 - 1724 JEFFERSON ST. NASHVILLE, TN

MARKET OVERVIEW

Historic Jefferson Street is entering a new period of investment and redevelopment within Nashville's urban core. The corridor connects some of Nashville's most important educational, medical, and cultural institutions while providing convenient access to Downtown Nashville and the regional interstate system.

1720-1724 Jefferson Street is positioned across from Fisk University and near Meharry Medical College, with convenient access to I-40 and Downtown Nashville. The corridor is experiencing continued residential, commercial and institutional investment, supported by planned Metro mobility and streetscape improvements.

The site is well suited for neighborhood retail, restaurant or café concepts, medical or wellness uses, professional services, or mixed-use development that can serve the surrounding university, medical, residential, and employment base. Its urban infill location also creates an opportunity for a smaller-format commercial concept seeking visibility and access within a growing Nashville corridor.

LAND AVAILABLE

- Directly across from Fisk University
- Near Meharry Medical College
- Convenient access to I-40 and Downtown
- Positioned within an active mixed-use and redevelopment corridor
- ±20,000 AADT on Jefferson Street
- 0.23 acres

DEMOGRAPHICS

Distance	Est. Population	Avg. HH Income
1 Mile	19,164	\$101,033
3 Mile	152,916	\$130,636
5 Mile	262,471	\$139,287

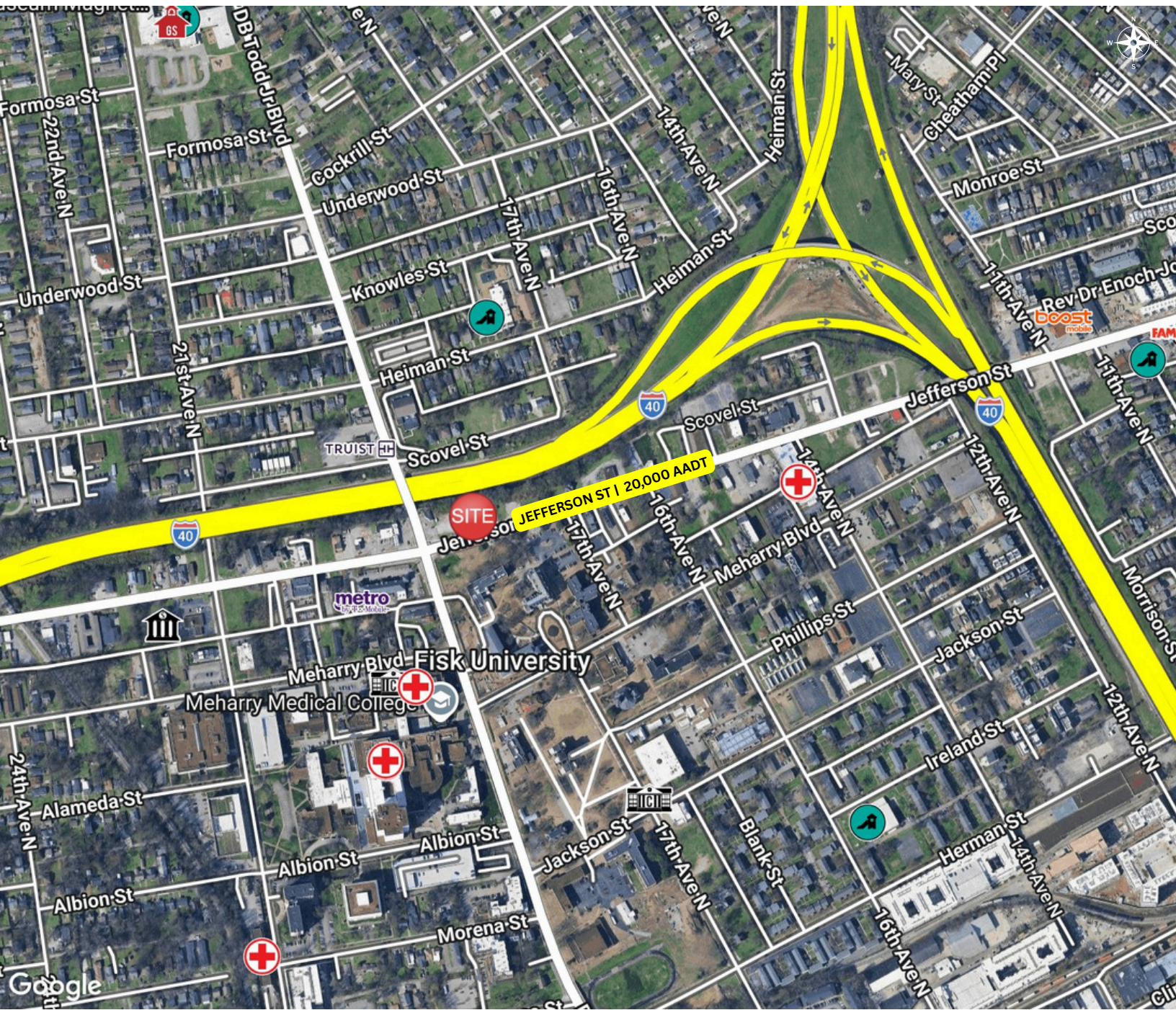
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RETAIL SERVICES

RETAIL BROKERS
NETWORK



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