



WEDGEWOOD- HOUSTON

Nashville, TN

**SPEC SUITES ROUND 2
DELIVERING Q1 2026**



TIMBER. TALENT. TECHNOLOGY.

6TH FLOOR - FLOOR PLAN



SUITE 650
4,896 RSF

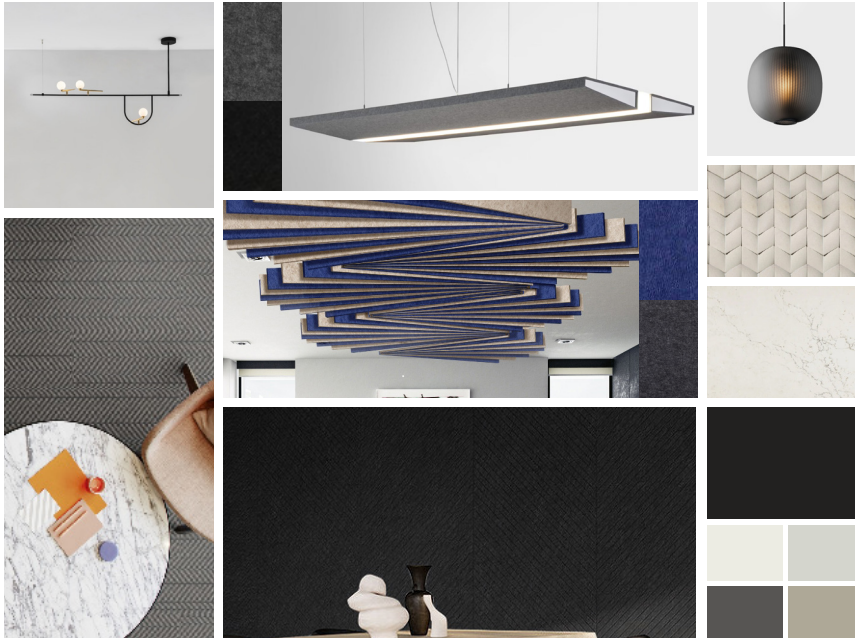
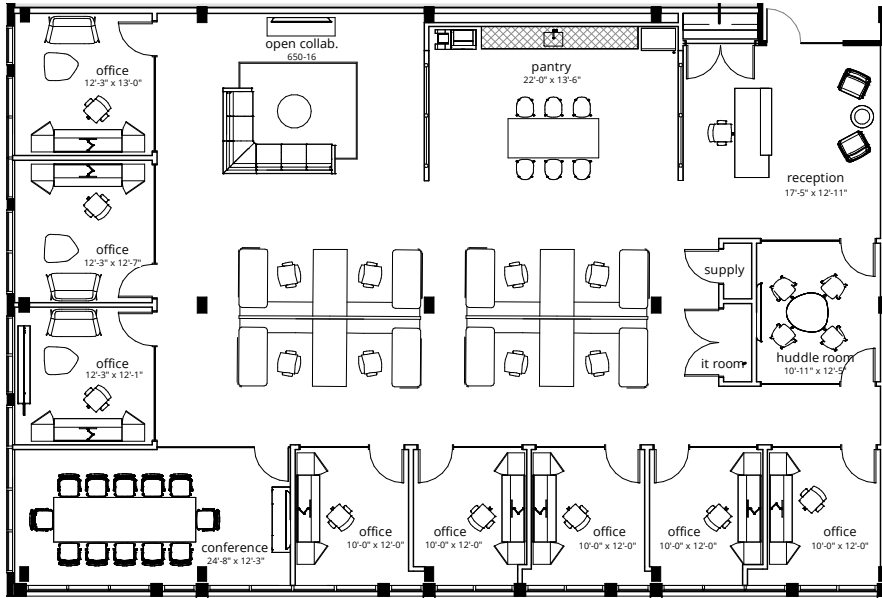
SUITE 640
5,066 RSF

SUITE 630
2,532 RSF

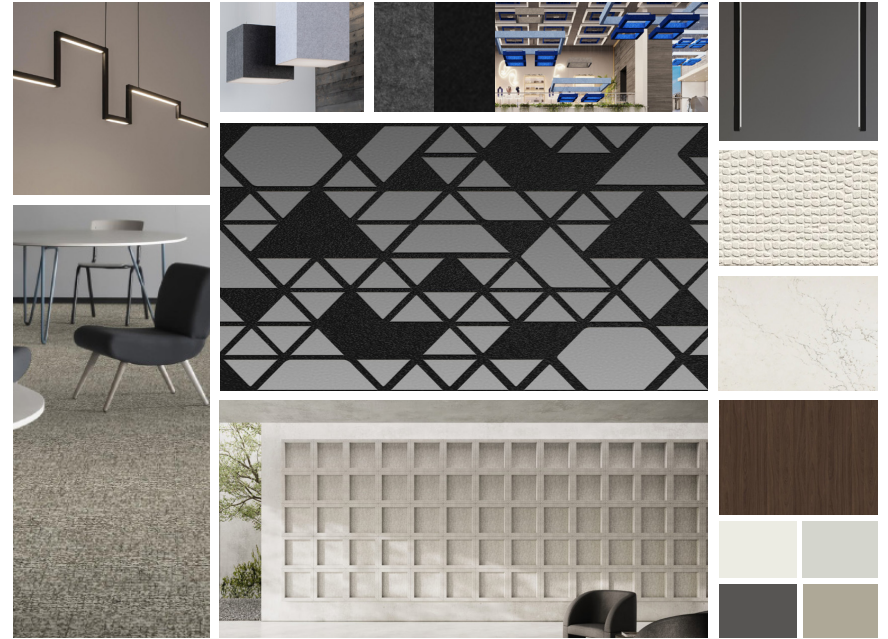
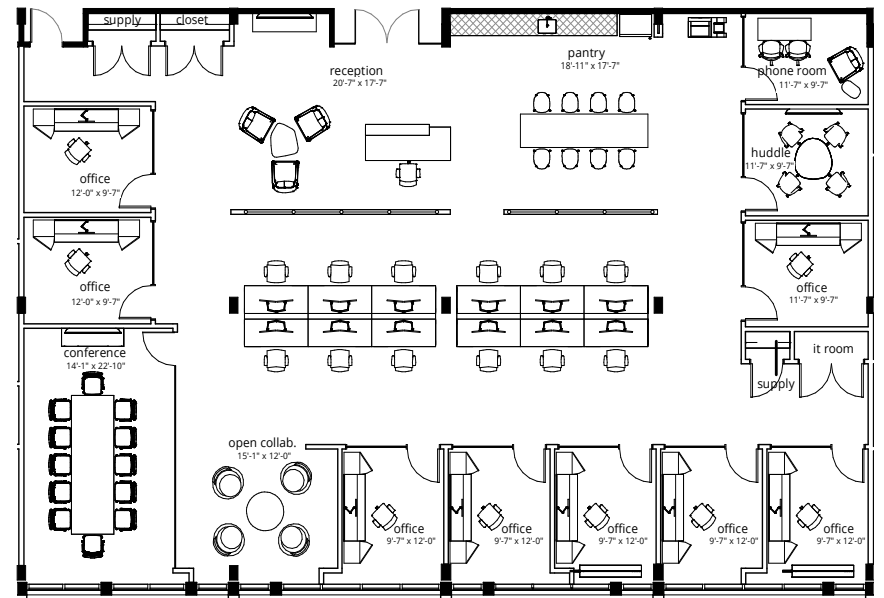
SUITE 620
4,556 RSF

*Furniture, low voltage, and AV not included.

SUITE 650 - 4,896 RSF

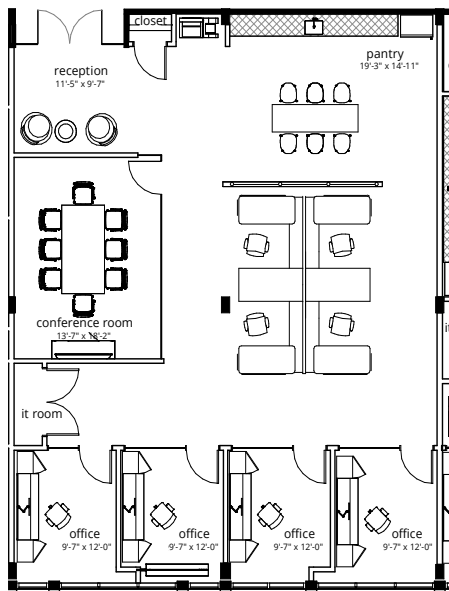


SUITE 640 - 5,066 RSF

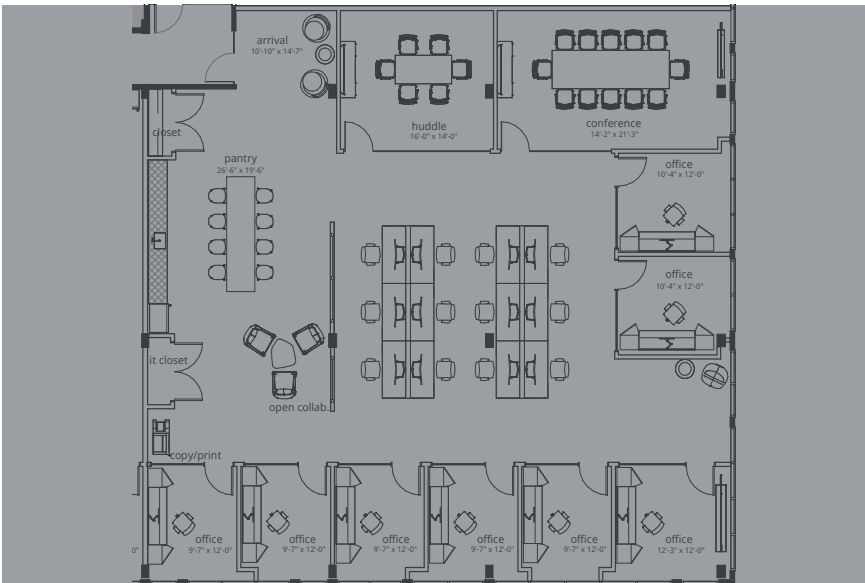


*Depicted finishes are illustrative and final finish details may vary from this imagery.

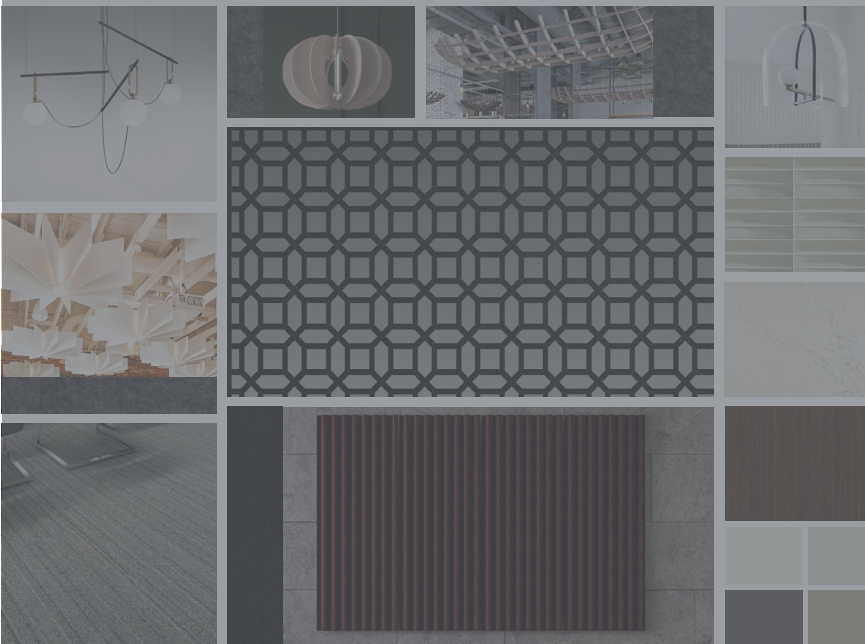
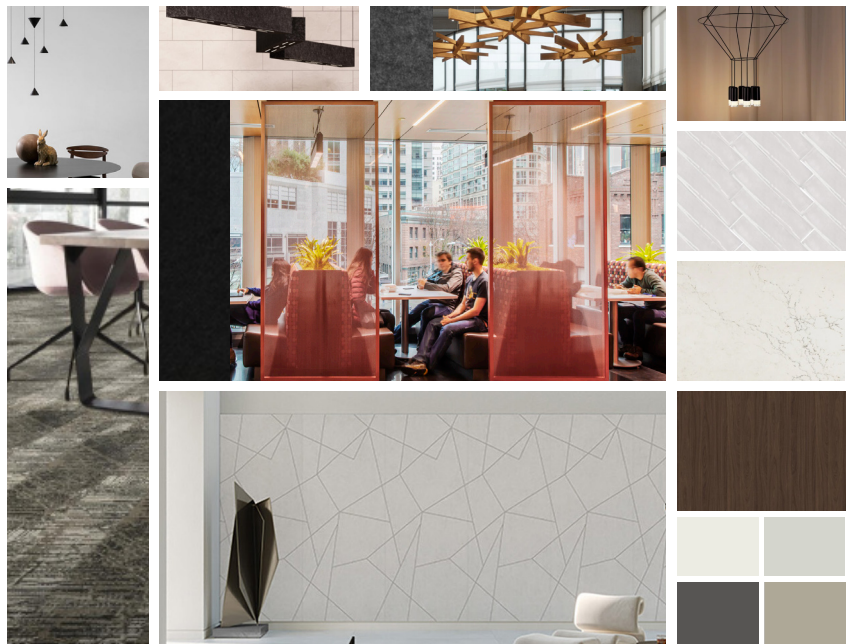
SUITE 630 - 2,532 RSF



SUITE 620 - 4,556 RSF



LEASED



*Depicted finishes are illustrative and final finish details may vary from this imagery.



T3 BUILDING HIGHLIGHTS

192,000 RSF Heavy Timber Office

3.0/1000 Parking Ratio

LEED Gold and WELL Certified

Advanced Building systems

Private Covered Balconies

12'9" floor-to-floor ceiling heights

9'2" vision glass maximizes natural light



AMENITIES

Top of Market Fitness Center

Basketball Court

Conference Room

Bike Storage

Fully Amenitized Locker Rooms

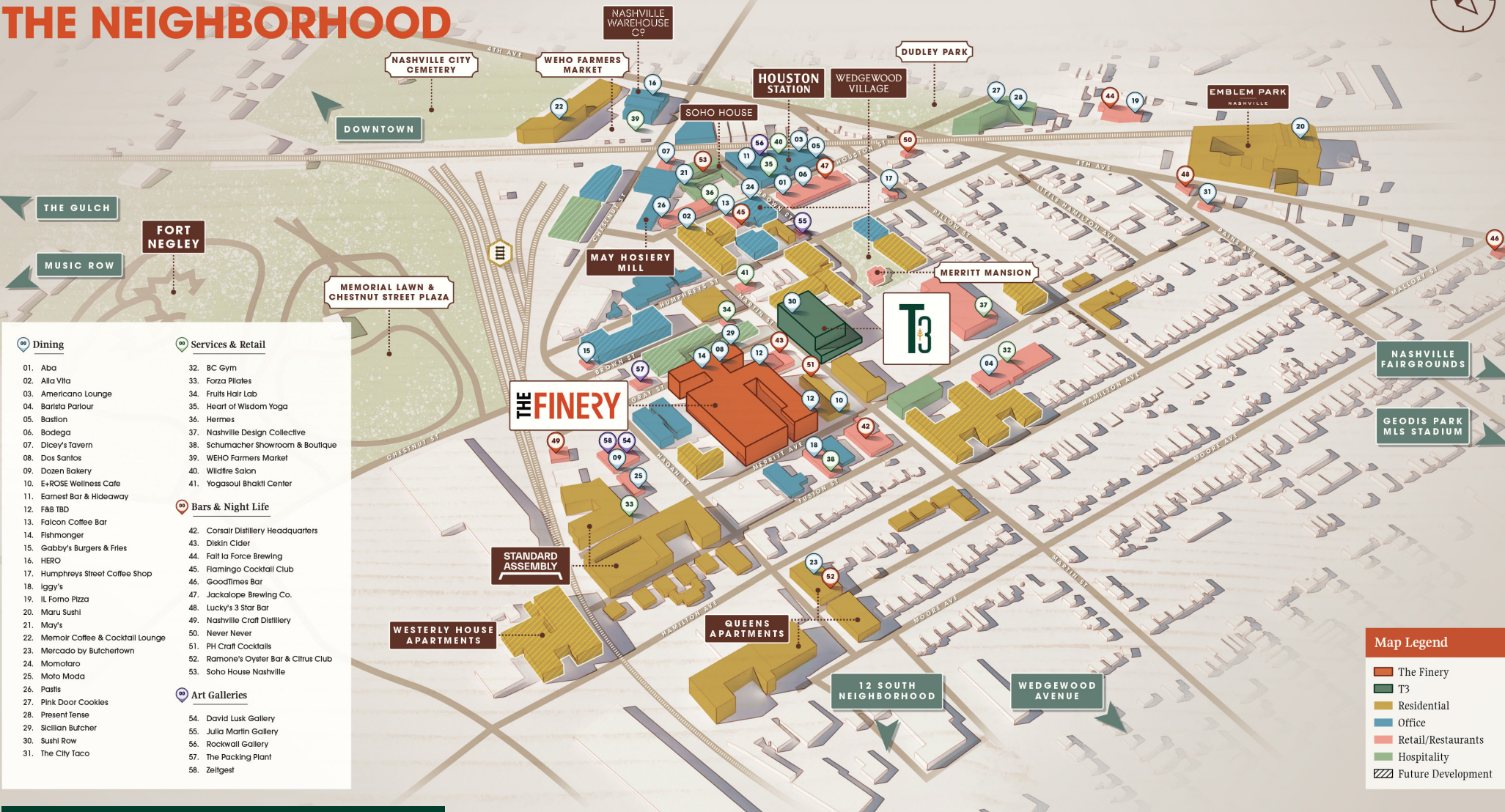
24-hour Security

Lobby Lounge & Event Space

Campus On-Site Retail & Restaurants



THE NEIGHBORHOOD



WITHIN T3 CAMPUS

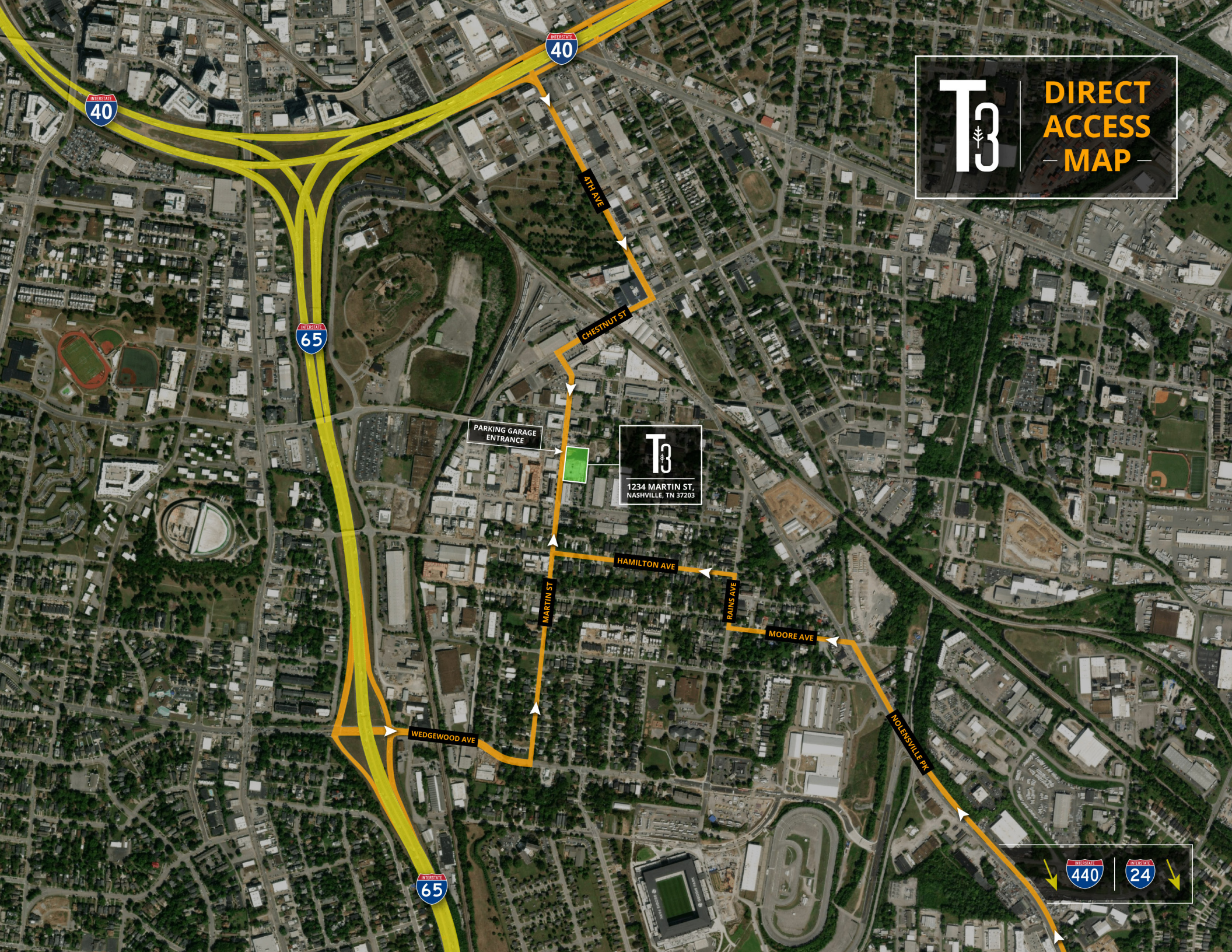
DOS SANTOS

FISHMONGER

jeni's
ICE CREAMS



SUSHI ROW



T3

DIRECT
ACCESS
MAP

T3

1234 MARTIN ST,
NASHVILLE, TN 37203

PARKING GARAGE
ENTRANCE

MARTIN ST

CHESTNUT ST

HAMILTON AVE

RAINS AVE

MOORE AVE

NOLENVILLE PK

WEDGEWOOD AVE

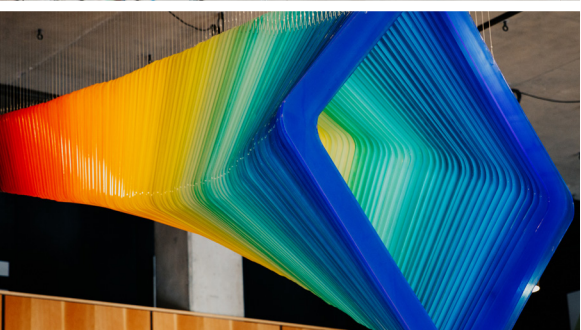
INTERSTATE
40

INTERSTATE
65

INTERSTATE
65

INTERSTATE
440

INTERSTATE
24



**WEDGEWOOD-
HOUSTON**

Nashville, TN

Chris Gear

chris.gear@colliers.com

615.850.2702

Charlotte Ford

charlotte.ford@colliers.com

615.850.2751

Mike Driscoll

mike.driscoll@colliers.com

615.850.3220

David Lawrence

david.lawrence@hines.com

615.436.1105

Hines