



# For Lease

## Linbar Business Center

5000+5010 Linbar Drive  
Nashville, TN 37211

## Features

159,686 SF office and warehouse center

Dock and ramped dock positions available

Close to multiple retail and dining options

32' x 40' column spacing

Ceiling clear height:

5000 Linbar: 18'5" // 5010 Linbar: 16'6"

Interstate visibility



Accelerating success.

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# Linbar Business Center



| Suite #                                          | Total SF | Office SF | Warehouse SF | Dock Doors | Drive-In Doors | Clear Height |
|--------------------------------------------------|----------|-----------|--------------|------------|----------------|--------------|
| 5000 Linbar Suite 220<br><b>Available 6/1/25</b> | 8,151    | 1,500     | 6,651        | 2          | 1              | 18.5'        |
| 5000 Linbar Suite 251                            | 2,112    | 2,112     | 0            | 0          | 0              | 9'           |
| 5010 Linbar Suite 151                            | 8,607    | 3,522     | 5,085        | 0          | 1              | 14'          |
| 5010 Linbar Suite 153                            | 3,699    | 500       | 3,199        | 0          | 1              | 14'          |

**Lease Rate: \$16.00/SF NNN**  
plus \$3.95 Opex

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