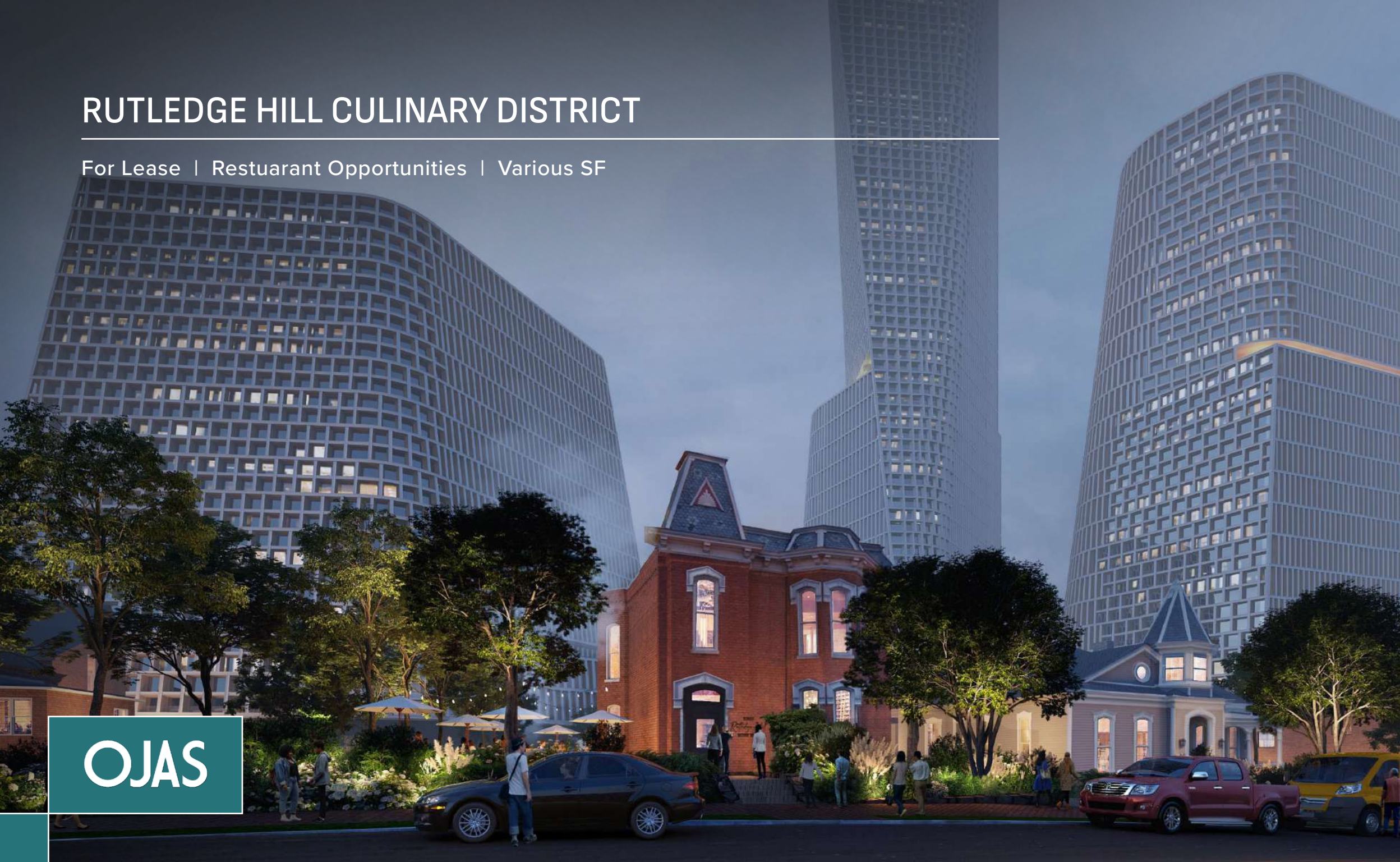


RUTLEDGE HILL CULINARY DISTRICT

For Lease | Restaurant Opportunities | Various SF

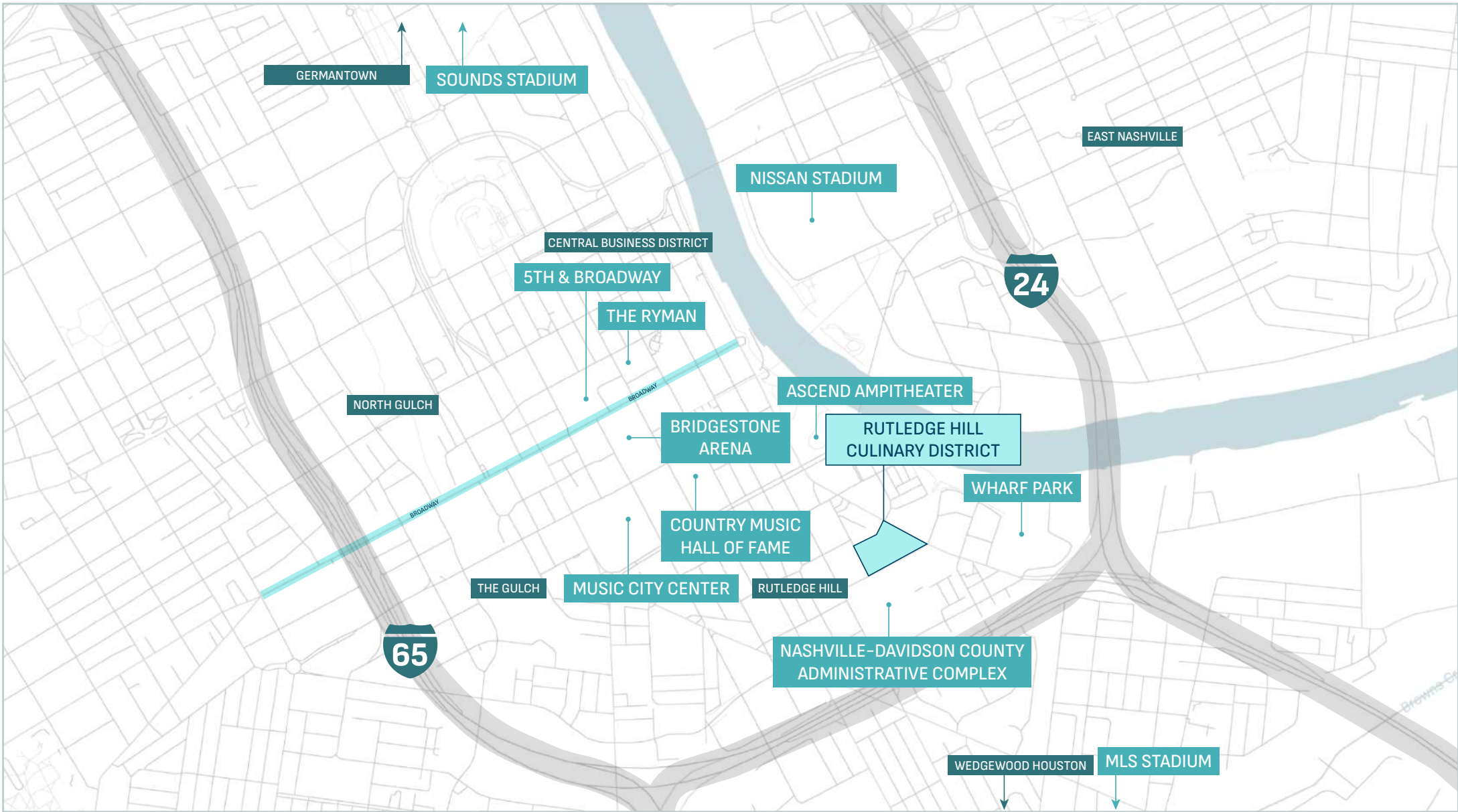
An architectural rendering of the Rutledge Hill Culinary District at dusk. The scene features three prominent, modern high-rise buildings with curved, grid-like facades and glowing windows. In the foreground, a historic red brick building with a gabled roof and arched windows is illuminated. To its right is a smaller, light-colored building with a similar architectural style. The area is landscaped with trees, shrubs, and outdoor seating with umbrellas. Several cars are parked on the street, and people are walking on the sidewalks. The overall atmosphere is vibrant and modern.

OJAS

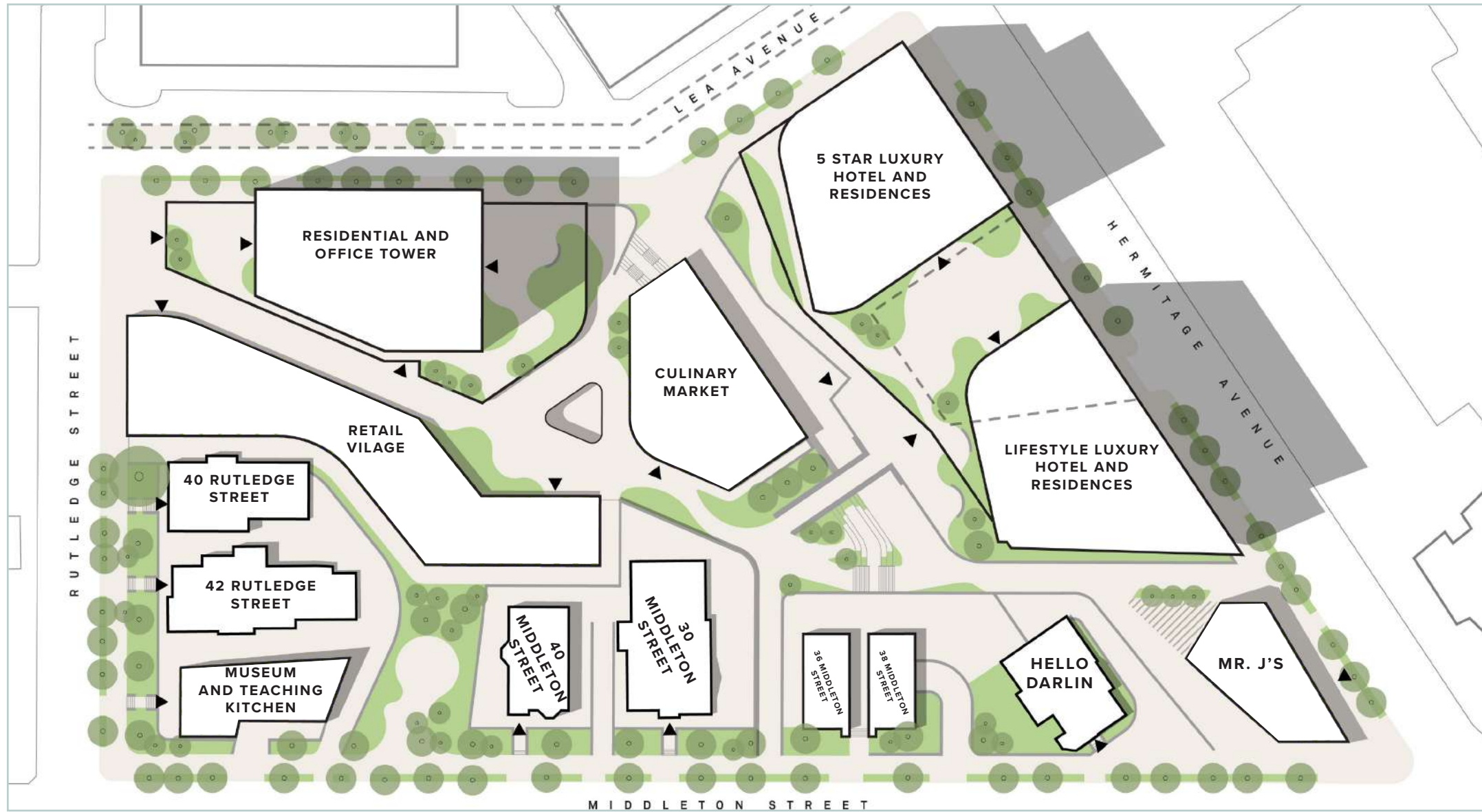
THE VISION

RUTLEDGE HILL CULINARY DISTRICT

Nashville's future chef community, the Rutledge Hill Culinary District will be a culinary haven steeped in history and epicurean excellence. Grand 19th century homes will breathe new life as galleries of gastronomy elevating the city's culinary landscape. A collective of talented chefs will be at the helm showcasing extraordinary food and remarkable hospitality. Occupying a key location between Rutledge Hill and the Cumberland River waterfront, this project is being designed as a communal gathering point between the neighborhood's smaller, more intimate sized buildings and the towers going up along the southern edge of downtown Nashville. The Culinary District will be a walkable downtown destination where folks gather in community and indulge in some of Nashville's finest culinary experiences.









30 Middleton Street

Available



4,822 SF



42 Rutledge Street

Available



5,356 SF



45 Hermitage Street

Leased



1,470 SF

Incoming Tenant

Mr. J's Original



40 Middleton Street

Leased



2,402 SF

Incoming Tenant

Hello Darlin'
Cocktail Lounge



627 2nd Avenue S

Leased



4,456 SF

Incoming Tenant

Michelin Rated
Chef Concept



28 Middleton Street

Coming Soon

•
4,139 SF



22 Middleton Street

To Be Re-Developed

•
TBD SF

42 RUTLEDGE STREET

BUILT: 1873

5,356 SF

2 STORIES

PATIO OPPORTUNITIES

INTERACTIVE FLOORPLAN

[VIEW NOW](#)



30 MIDDLETON STREET

BUILT: 1900

4,822 SF

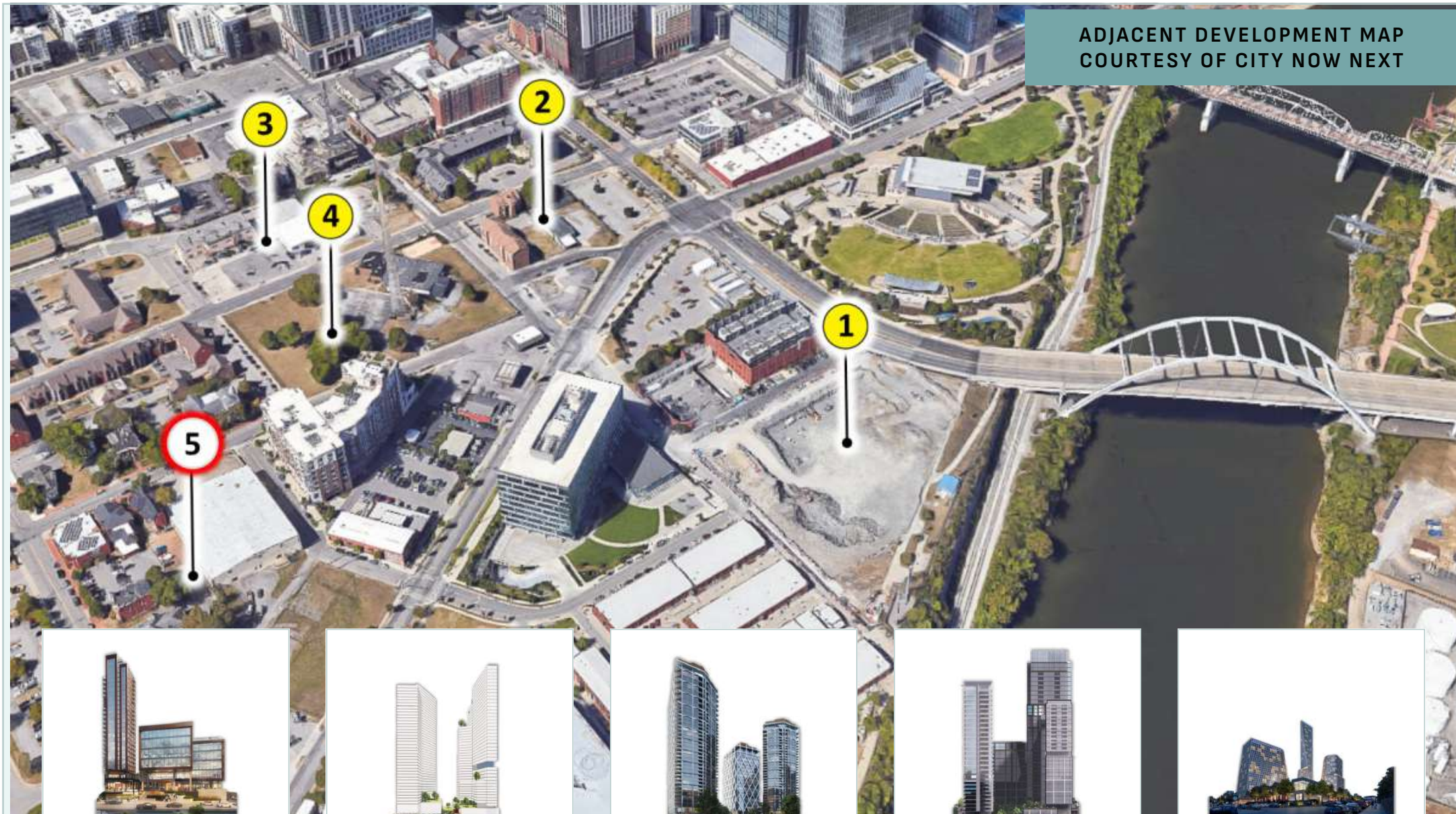
2 STORIES

PATIO OPPORTUNITIES

INTERACTIVE FLOORPLAN

[VIEW NOW](#)





1

Peabody Union
Residential/Office
Stiles/Hensler
Hastings



2

133 KVB
Residential/Hotel
Tishman Speyer
Hastings



3

2nd & Peabody
Residential/Hotel
The Congress Group
Cube 3/Gresham Smith



4

Rutledge Hill
Residential/Hotel
Centrum Realty
Gensler



5

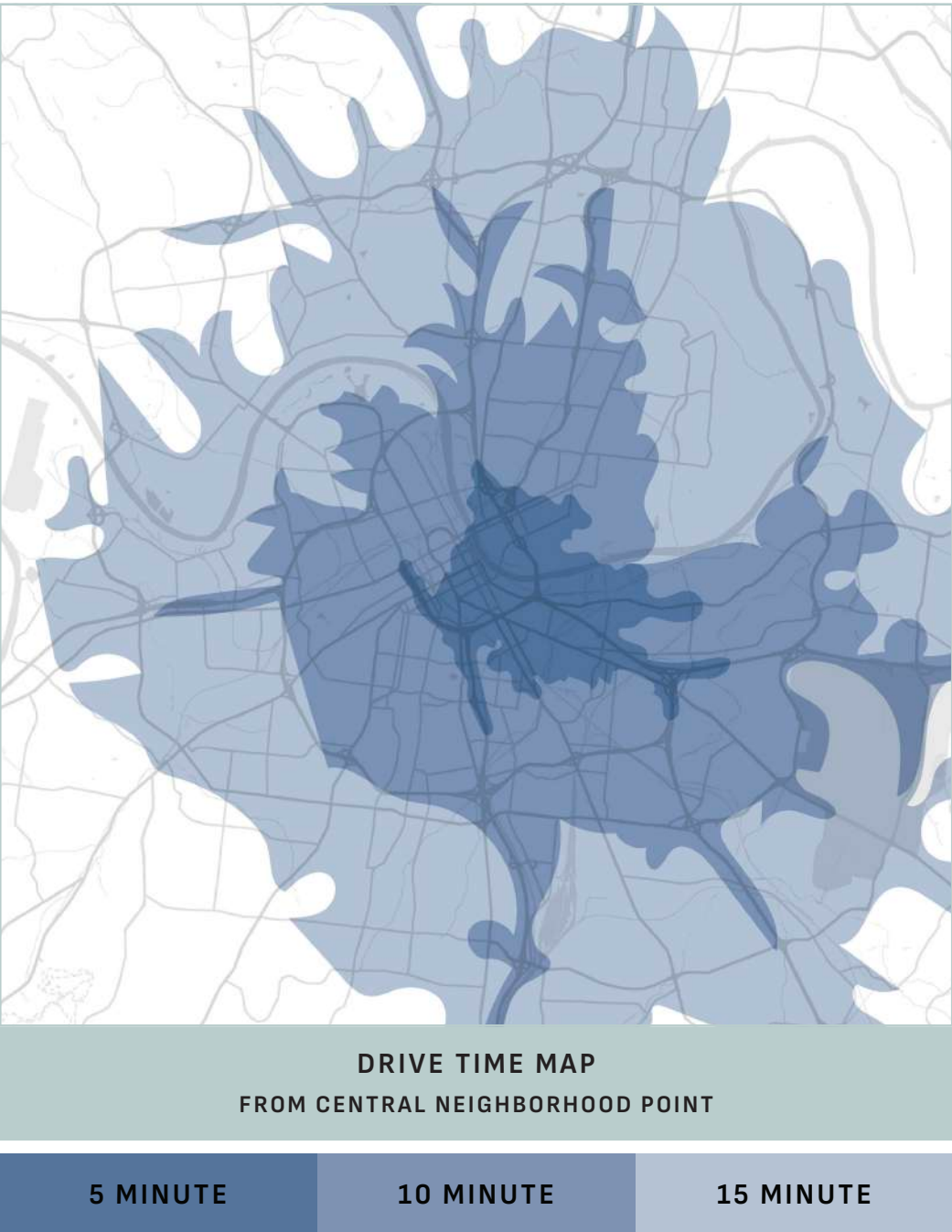
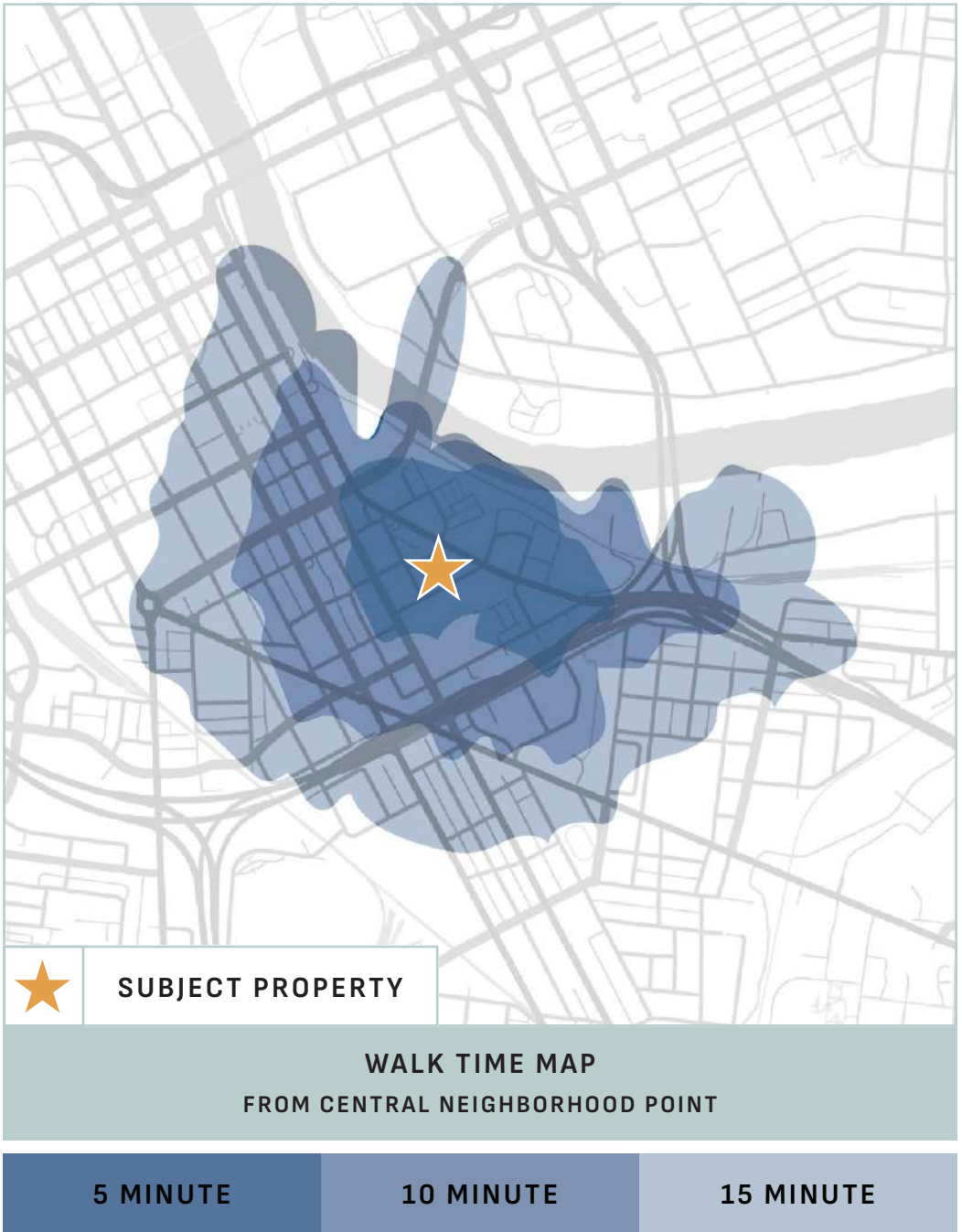
**Rutledge Hill Mixed Use &
Culinary Arts District**
Residential/Hotel/Office
Essex Development/GBX Group
Snohetta

ABOUT THE NEIGHBORHOOD

RUTLEDGE HILL

A music city gem, Rutledge Hill is one of Nashville's distinctive historic districts within walking distance of the city's central core. A charming mix of residential and commercial, this interesting downtown neighborhood is one of the last areas where old Nashville is seamlessly integrated with new developments.

At its zenith in the late nineteenth and early twentieth centuries, Rutledge Hill was an elegant residential neighborhood and a cultural center of higher education in the southeastern United States. The Mixed-Use Development & Historic Preservation District offers the ability to propel Rutledge Hill back to its noteworthy cultural reputation of years past. This subject master-planned development integrates the architectural fabric of the old and new in order for The District to stand as a renowned, bespoke community, and a national destination for The City of Nashville and the surrounding area(s).







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