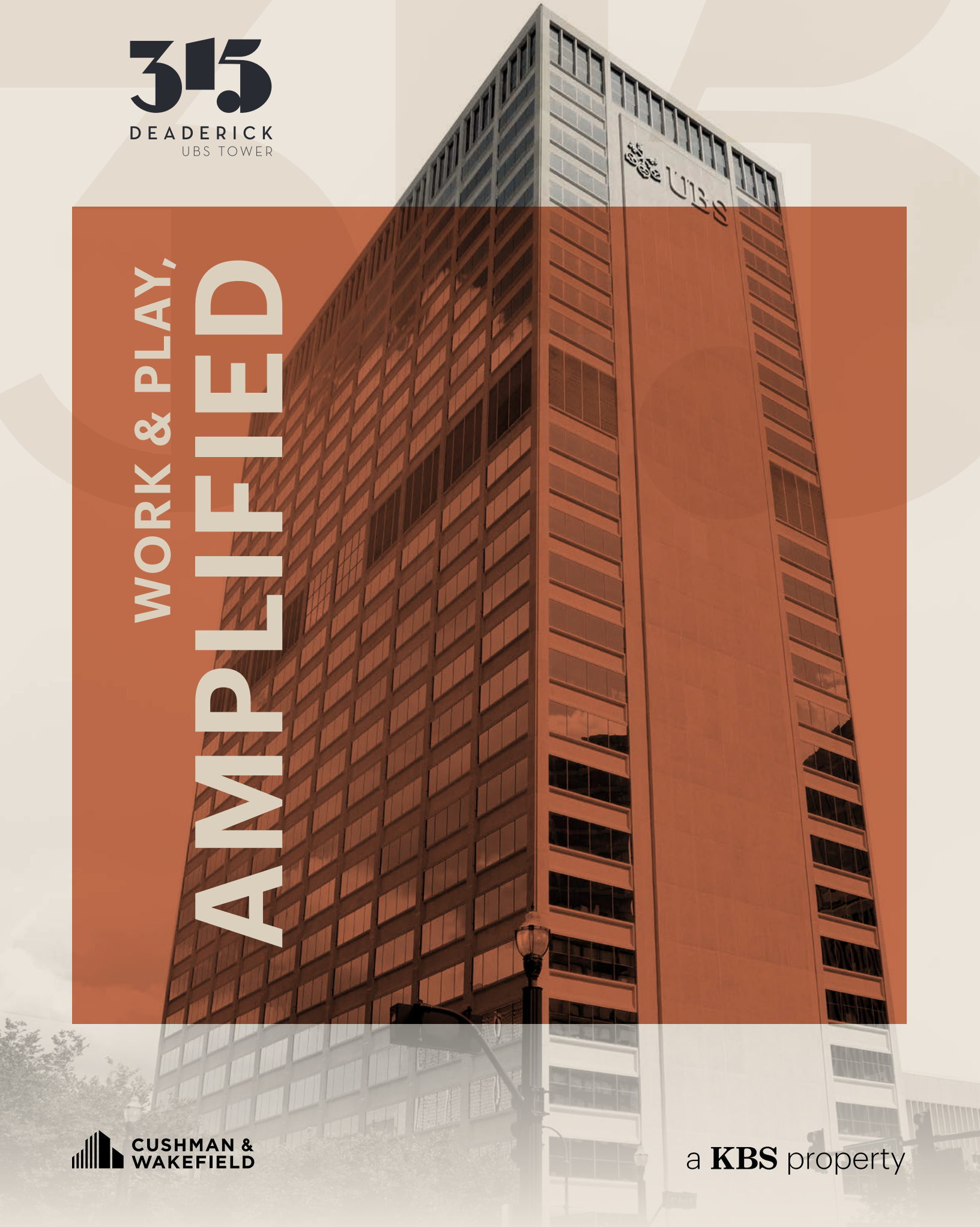
315 DEADERICK
UBS TOWER



WORK & PLAY, AMPLIFIED

CUSHMAN & WAKEFIELD

a KBS property



PROPERTY HIGHLIGHTS

2,939 SF - 310,905 SF Available

- High walkability to diverse amenities
- Outdoor workspace
- High-end move in ready full floor spec suites
- Building signage available
- Iconic downtown views
- 24/7 Security with multiple guards on-site and turnstiles
- Updated finishes throughout
- Parking garage enhancements
- Multiple additional spec suites recently delivered
- Exterior of building is currently being painted



ON-SITE AMENITIES

- Coffee bar in lobby
- Bike storage
- Nationally recognized Jeff Ruby's steakhouse
- Full-service deli & sundry



A VIBRANT WORKPLACE DESTINATION



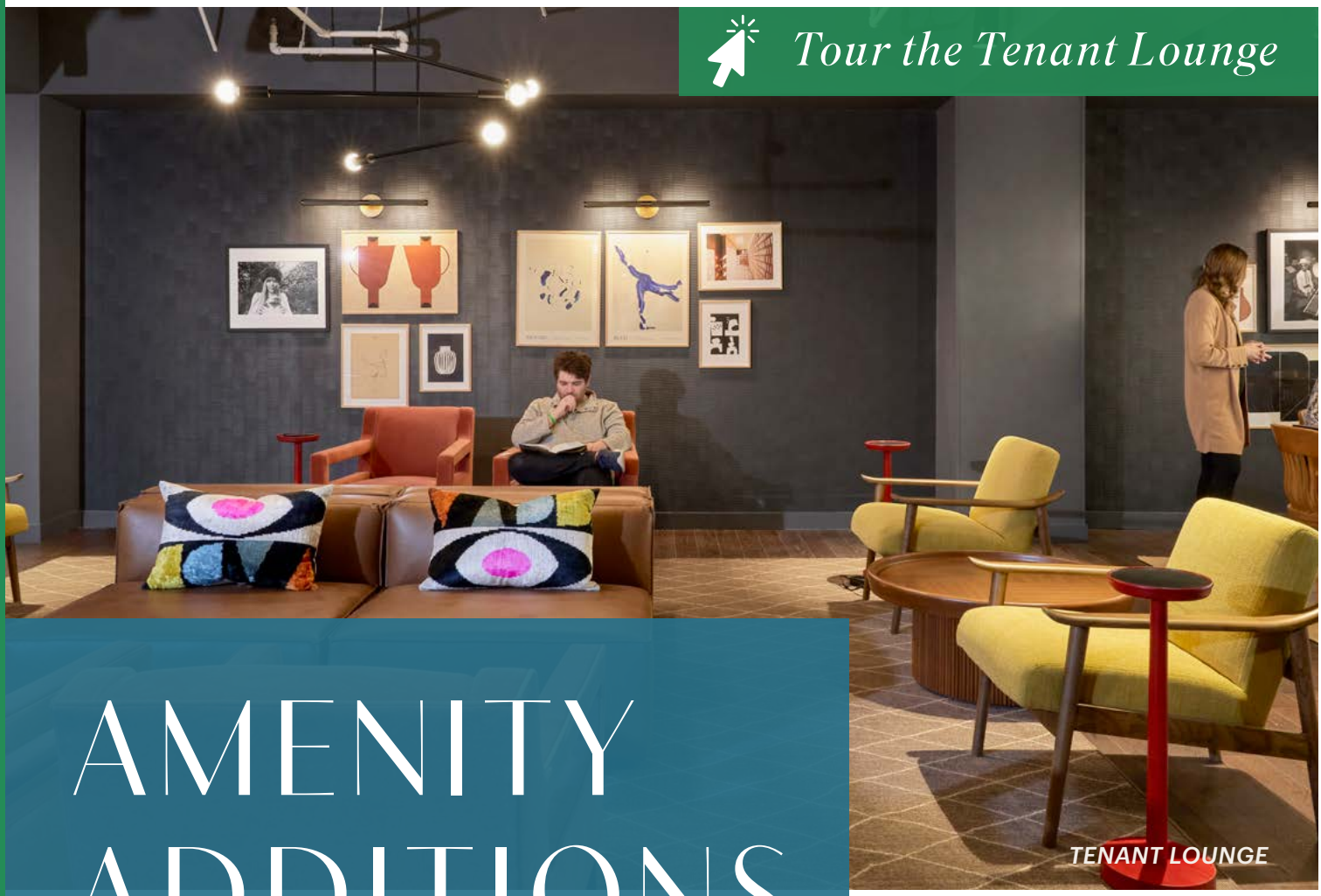
ELEVATING THE TENANT EXPERIENCE

Newly Delivered Lobby Upgrades





TENANT LOUNGE



Tour the Tenant Lounge

TENANT LOUNGE

AMENITY ADDITIONS

Newly Delivered Amenity Upgrades



CONFERENCE & TRAINING FACILITIES



Tour the Fitness Center



FITNESS CENTER



LOCKER ROOMS

AVAILABILITIES

2,939 SF - 310,905 SF

VT VIRTUAL TOUR
✳ FURNISHED
S SPEC SUITE



INTERNAL STAIRWELL FLOORS 24-27

SUITE 2800 19,739 SF VT
SUITE 2700 19,741 SF VT✳
SUITE 2600 19,741 SF VT✳
SUITE 2500 19,631 SF VT✳
SUITE 2400 19,646 SF VT✳
SUITE 2300 19,673 SF (available 12/1/28)
SUITE 2200 18,483 SF (available 12/1/28)
SUITE 2100 19,688 SF VT✳
SUITE 2000 19,788 SF
SUITE 1900 19,783 SF
SUITE 1800 19,510 SF

SUITE 1600 19,407 SF VT✳
SUITE 1500 6,901 SF VT ✳
DIVISIBLE TO 3,322 SF
SUITE 1510 3,944 SF VT
SUITE 1400 19,393 SF VT✳
SUITE 1230 3,382 SF **S** VT✳
SUITE 1110 3,429 SF **S** VT
SUITE 1150 2,939 SF **S** VT

11TH FLOOR LOUNGE VT

SUITE 800 19,370 SF VT

RETAIL:
SUITE 250 4,716 SF

RETAIL:
SUITE 100 12,001 SF

TENANT LOUNGE VT
FITNESS CENTER VT

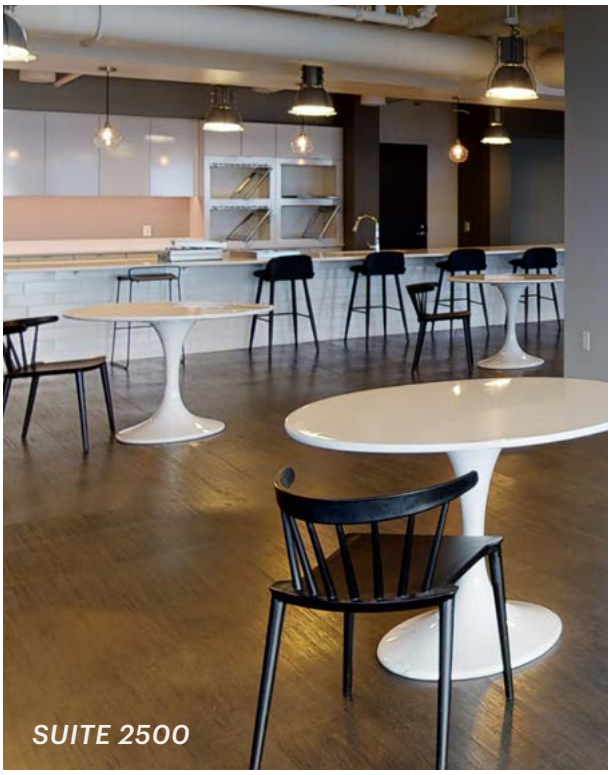
RETAIL

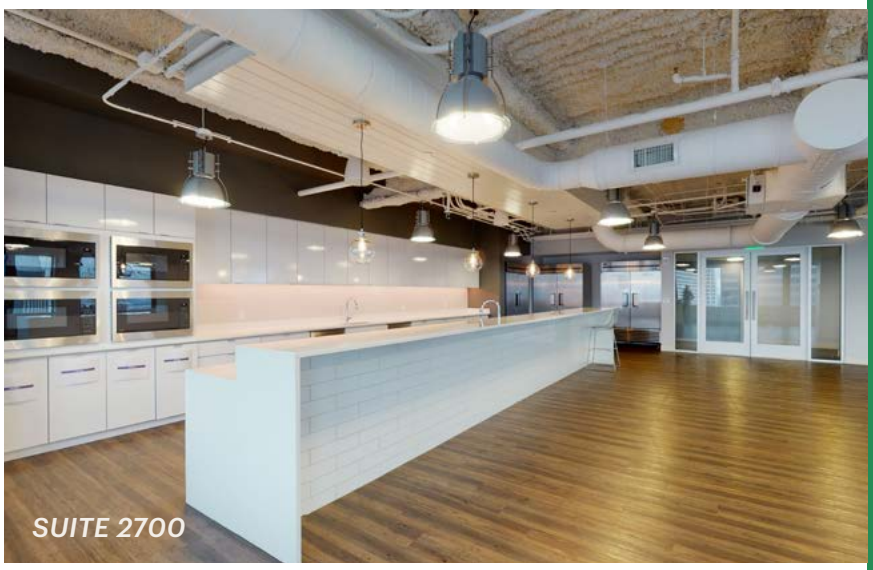
RETAIL

FULL FLOORS AVAILABLE

Fully Furnished
Move-In Ready


SUITE 2100


SUITE 2500


SUITE 2700


SUITE 2600

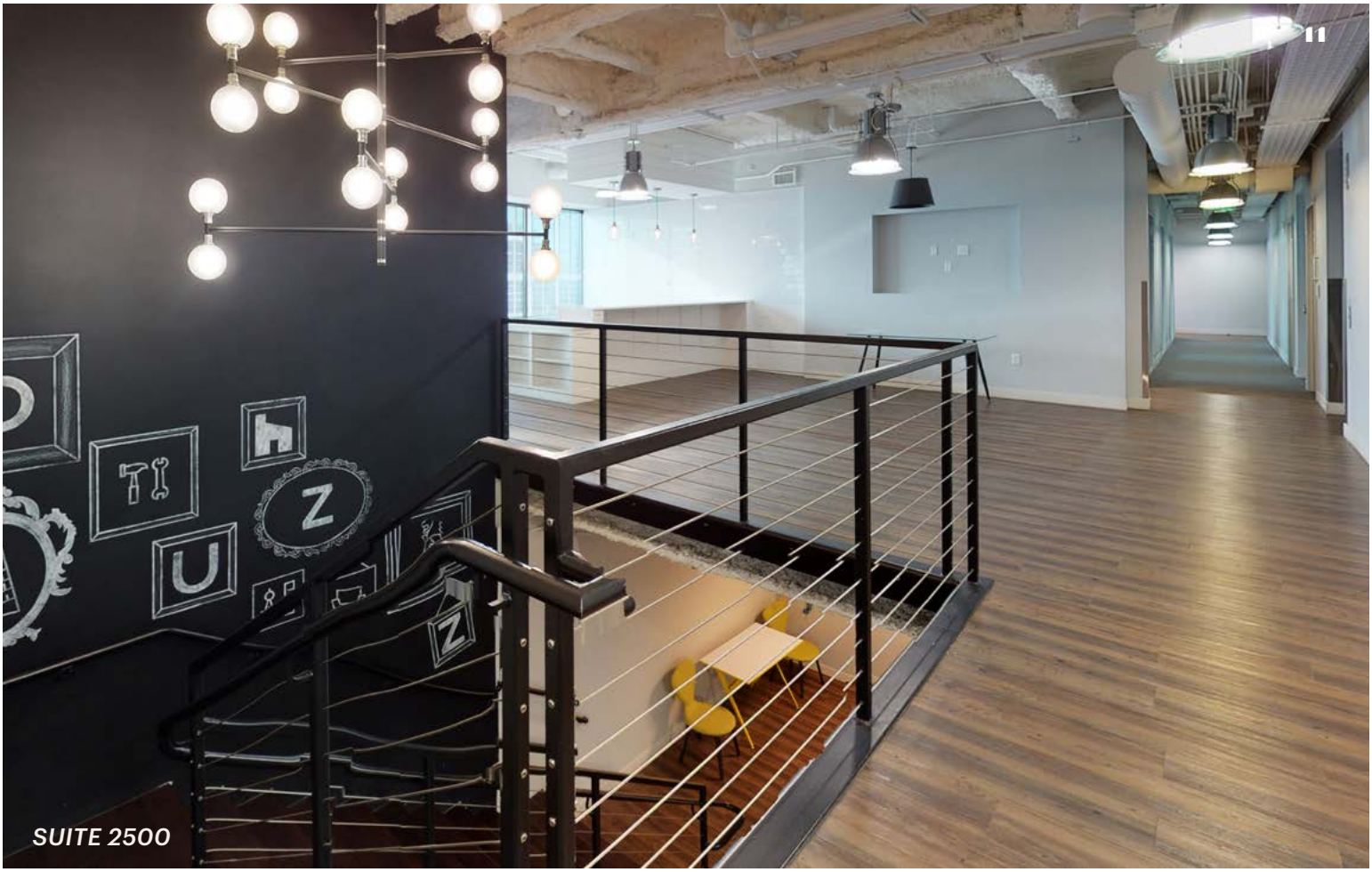

SUITE 2400



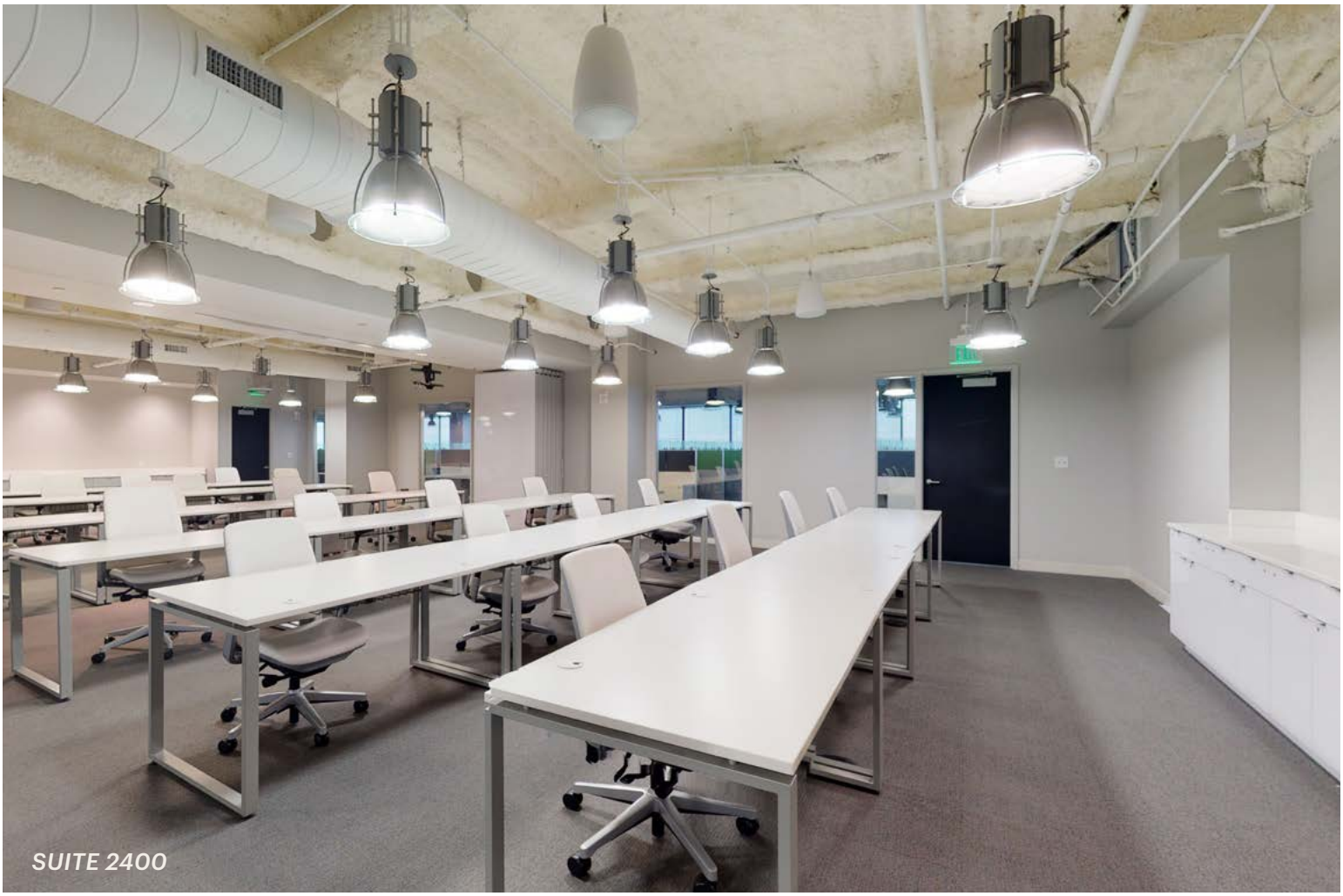
FULLY FURNISHED

Move-In Ready
Full Floors Available

SUITE 2700

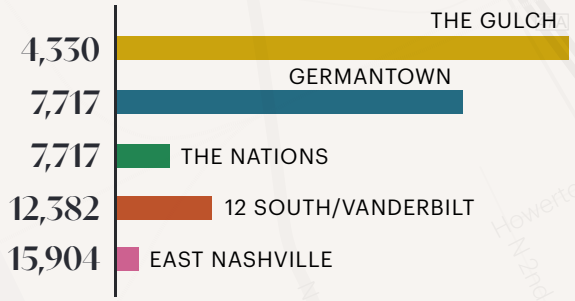


SUITE 2500



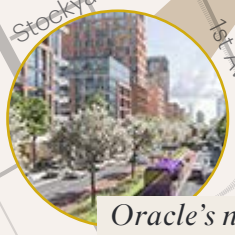
SUITE 2400

10-Year Millennial Population Increase



Sounds Stadium





Oracle's new campus
East Bank Development

The Arcade



Food Trucks



Nissan Stadium





Printer's Alley

Walkable Dining:

ELLINGTON'S
frothy monkey
200 FOURTH AVENUE NORTH
MAKEREADY
PUCKETT'S GRO. & RESTAURANT
GRAY & DUDLEY
BLACK Rabbit
Deacon's NEW SOUTH
THE DISTRICT
Arthur Ruby's STEAKHOUSE

A GATEWAY TO THE HEART OF NASHVILLE

DINING

1. JEFF RUBY'S STEAKHOUSE
2. SICILIAN PIZZA
3. THE COUNTRYPOLITAN BAR & KITCHEN
4. GRAY & DUDLEY
5. BLACK RABBIT
6. OPHELIA'S PIZZA + BAR
7. FLEET STREET PUB
8. STATESIDE KITCHEN
9. BLUEPRINT UNDERGROUND COCKTAIL CLUB
10. CHILE BURRITO
11. CHURCH & UNION
12. 417 UNION
13. URBAN COWBOY BAR
14. STARBUCKS
15. J. GUMBO'S
16. ELLINGTON'S EVENT VENUE
17. FROTHY MONKEY
18. PUCKETT'S
19. HIDDEN BAR AT NOELLE
20. MORTON'S
21. DRUSIE & DARR
22. THE PINK HERMIT
23. ANOTHER BROKEN EGG CAFÉ
24. THE STILLERY
25. CHICKEN GUY!
26. BOWIE'S NASHVILLE
27. SKULL'S RAINBOW ROOM
28. DEACON'S NEW SOUTH
29. CORNER PUB
30. E+ ROSE
31. RISE NASHVILLE
32. PANERA BREAD
33. ASSEMBLY FOOD HALL
34. MELLOW MUSHROOM
35. NICK THE GREEK
36. THE PALM
37. EDDIE V'S
38. THE TWELVE THIRTY CLUB
39. HATTIE B'S
40. MERCHANT'S
41. HOUSE OF CARDS
42. NEIGHBORS

HOTELS

1. HOTEL INDIGO
2. DREAM NASHVILLE
3. FAIRLANE
4. 21C MUSEUM
5. DOUBLETREE
6. THE NASH
7. NOELLE
8. THE HERMITAGE
9. COURTYARD BY MARRIOTT
10. MOXY
11. RENAISSANCE
12. HOLSTON HOUSE
13. HILTON
14. THE CAPITOL HOTEL

RETAIL

1. BLUSH BOUTIQUE
2. WALGREENS
3. THE ARCADE
4. CORNER MARKET
5. KEEP SHOP
6. MODERN TROUSSEAU
7. BOOT COUNTRY
8. LEGEND'S GIFTS
9. RYMAN SHOP
10. APPLE
11. THE NASH COLLECTION
12. SEPHORA
13. ARIAT
14. TECOVAS
15. REVV
16. MOLLY GREEN
17. FREE PEOPLE
18. STATE & LIBERTY
19. RAY-BAN

ENTERTAINMENT

1. FIRST HORIZON PARK
2. BROOKLYN BOWL
3. PINNACLE

SHUTTLE ROUTE

Shuttle route stops 1-8 to and from Nissan Lot A

Shuttle passes and info available here

Nissan Lot A



SPEC SUITES


SUITE 1525


SUITE 1230


SUITE 1525

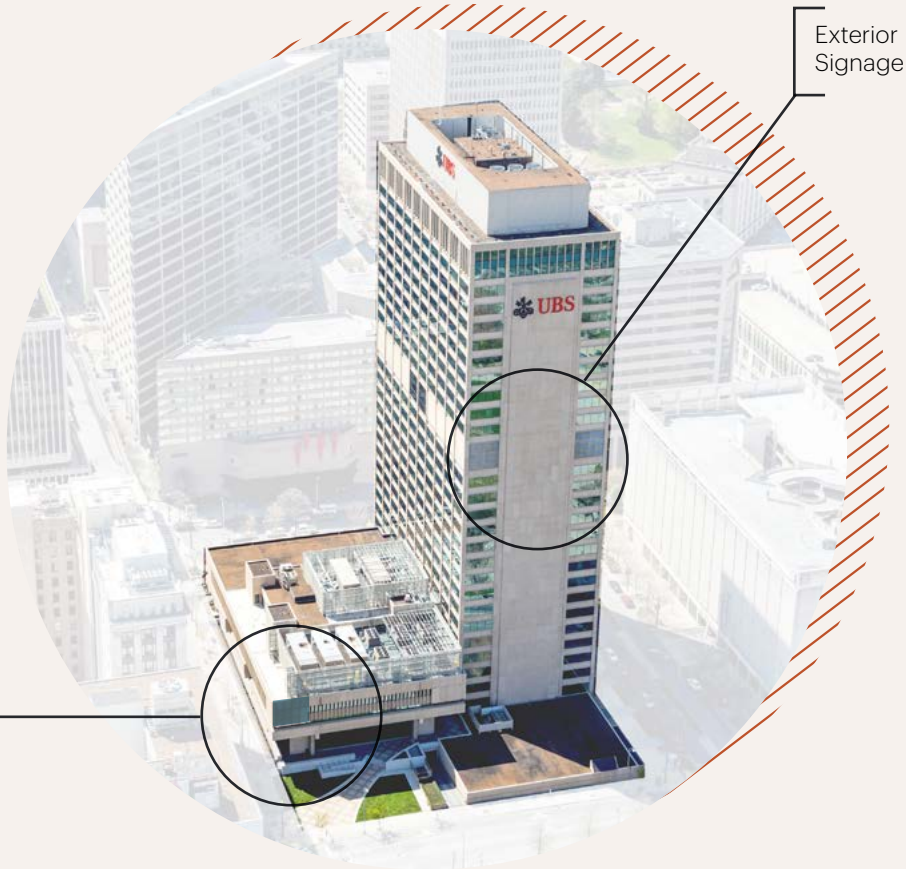

SUITE 1525

BUILDING SIGNAGE AVAILABLE



West Side Location

West side signage location for one or two tenant(s).



Exterior Signage

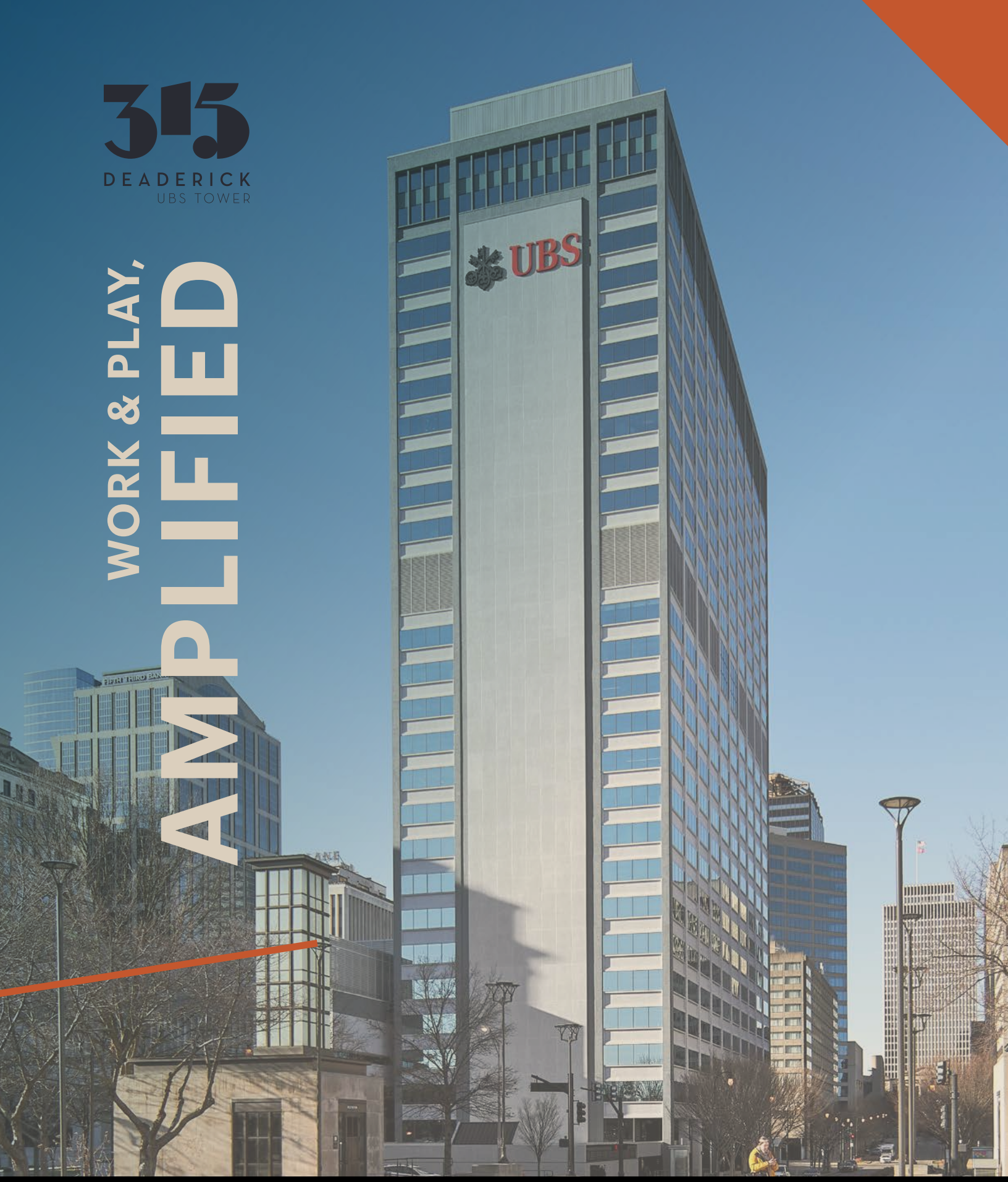
East Side Location

Visible from I-24, East Nashville and Nissan Titan's Stadium

East side signage location for one or two tenant(s).

315 DEADERICK
UBS TOWER

WORK & PLAY, AMPLIFIED



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CUSHMAN & WAKEFIELD

KBS