

85 N DANNY THOMAS BLVD

MEMPHIS, TN 38103



**FULLY VACANT
MOVE-IN READY**

**DOWNTOWN
SUBMARKET**

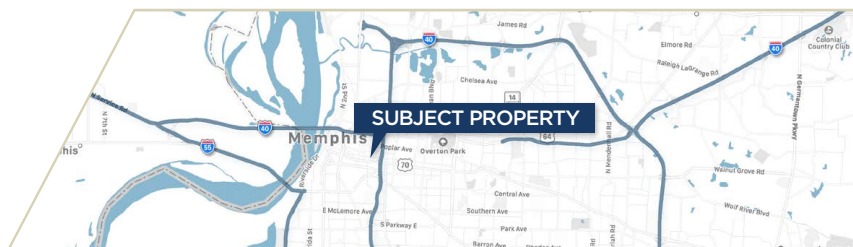
66,000 SF AVAILABLE
9,000 SF Floor Plates

PROPERTY HIGHLIGHTS

- Total building: 66,000 SF - Fully vacant
- 9,000 SF floor plates
- Multiple options for building signage
- Full building backup generator
- LEED Platinum Certification (Roof, HVAC, Elevators, and Windows all updated)
- New Fitness Center in lower level
- Cafeteria in lower level

PARKING

- 3.56/1,000 Parking Ratio.
- Parking for Tenants included at no additional cost. The building is in the process of being fully fenced and automated access being installed
- 235 surface spaces. A portion of those spaces are covered by solar panels.



Luke Jensen, SIOR
Senior Vice President
901 362 4313
luke.jensen@commadv.com

Ryan Thomas, SIOR
Vice President
717 422 7725
rthomas@commadv.com

Haley Lyerly
Senior Associate
901 252 6485
hlyerly@commadv.com

5101 Wheelis Drive, Suite 300
Memphis, TN 38117
Main: 901 366 6070
www.commadv.com

85 N DANNY THOMAS BLVD

MEMPHIS, TN 38103

66,000 SF
OFFICE FOR LEASE

THE BUILDING (FULLY VACANT) 9,000 SF floor plates



Luke Jensen, SIOR
Senior Vice President
901 362 4313
luke.jensen@commadv.com

Ryan Thomas, SIOR
Vice President
717 422 7725
rthomas@commadv.com

Haley Lyerly
Senior Associate
901 252 6485
hlyerly@commadv.com

5101 Wheelis Drive, Suite 300
Memphis, TN 38117
Main: 901 366 6070
www.commadv.com



Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 01/28/24. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

85 N DANNY THOMAS BLVD

MEMPHIS, TN 38103

66,000 SF
OFFICE FOR LEASE

LOCAL AMENITIES



Luke Jensen, SIOR
Senior Vice President
901 362 4313
luke.jensen@commadv.com

Ryan Thomas, SIOR
Vice President
717 422 7725
rthomas@commadv.com

Haley Lyerly
Senior Associate
901 252 6485
hlyerly@commadv.com

5101 Wheelis Drive, Suite 300
Memphis, TN 38117
Main: 901 366 6070
www.commadv.com



Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 01/28/24. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.