



# For Sublease

## Crescent Center

**19,864 SF Class A Office**  
**(divisible to 10,000 SF minimum)**

6075 Poplar Ave, Suite 800  
Memphis, TN 38119

### Property Highlights

- 9-story corporate office building in East Submarket
- New ground floor cafe
- Completely remodeled Fitness Center
- Large covered parking garage
- On-site bank and ATM
- Spectacular view
- In-House Property Management
- 24/7 Security
- Parking Ratio - 3.45/1,000 SF

#### Mike Driscoll

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#### Russ Westlake

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#### Jones Lang LaSalle Brokerage, Inc.

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Suite 800

Interior Photos



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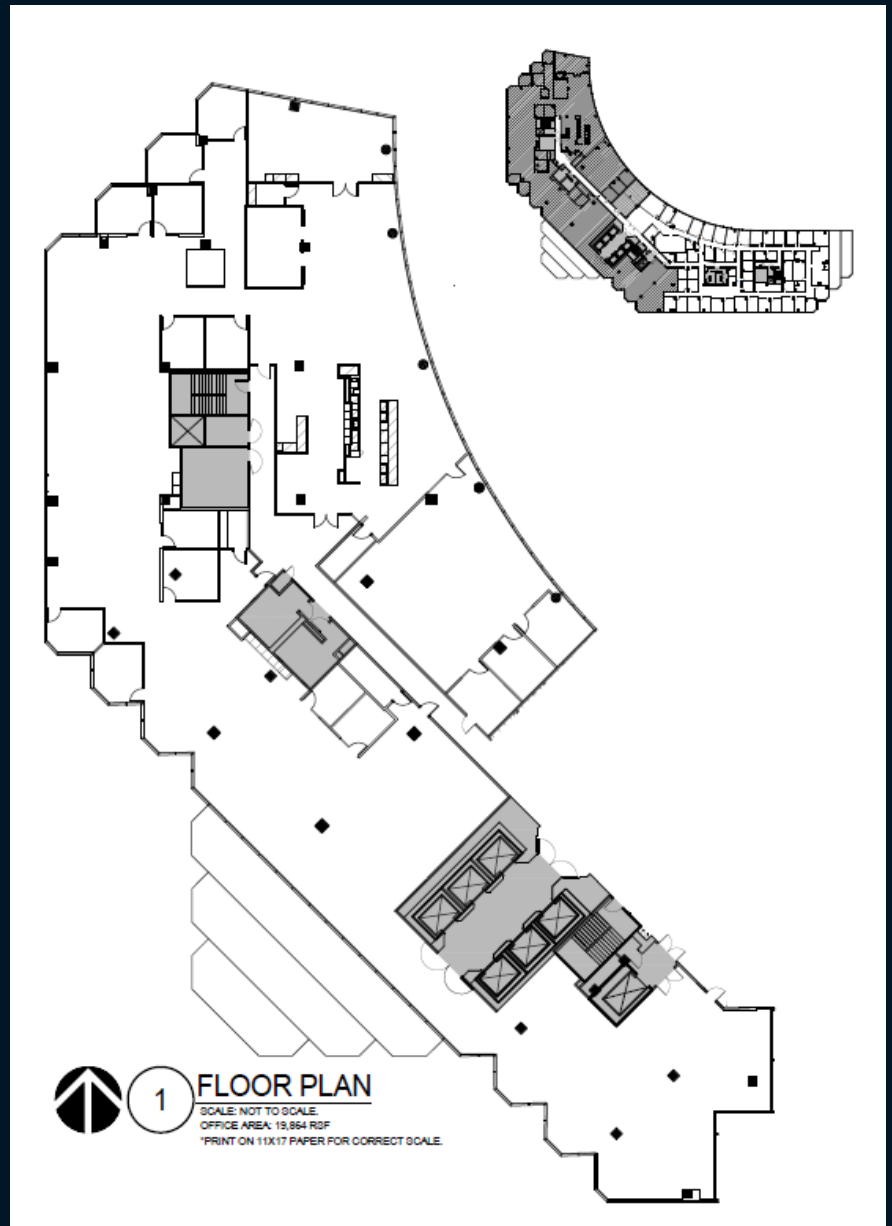
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Suite 800

19,864 SF

## Space Highlights

- Rare opportunity
- 8th Floor sublease
- 8 Years of remaining term
- LED: 08/31/2034
- Below market rental rate
- Multiple conference rooms
- Existing furniture can be included
- Space can be demised to accommodate 10,000 SF or larger requirements



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