

Downtown

Nashville

Retail opportunity

THE BEND

AT CAPITOL DISTRICT

450 James Robertson Pkwy | Nashville, TN 37243

THE BEND

Project overview

Introducing The Bend at Capitol District, the newest two-building mixed-use development in the energetic heart of Music City.

Located in close proximity to Germantown, Broadway, Nashville's 24/7 Capitol District, and a $2 billion future stadium to Tennessee Titans, this is a true Live, Eat, Shop and Play neighborhood.

The Bend will feature a signature 6,480 sf restaurant space and additional 5,853 sf of retail and will offer retail tenants exposure and access to a vibrant customer base, including residents, visitors and office workers.

Property specifications

Address	450-460 James Robertson Pkwy
Space available	12,333 SF Total combined 2 spaces
Ceiling heights	Up to 18 ft
Delivery date	Q3 2027

Property features

Retail space at the base of a 12-story 261-unit residential building.

Adjacent to the 8-story, 188 key Moxy Hotel (coming soon).

4-level parking garage with over 330 parking spaces.



Signature restaurant entrance with outdoor patio

The neighborhood



The Bend is nestled in the heart of one of Nashville's most vibrant and urban neighborhoods, surrounded by a mosaic of local culinary gems, unique boutiques, and sought-after residences.

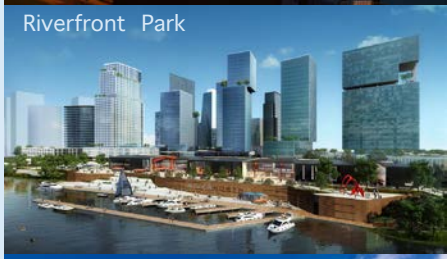
Within a 1 mile radius

15K
residents

84
walkability score

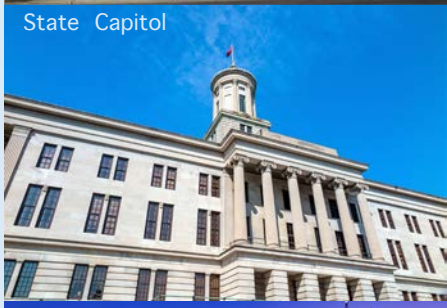
Top 25
cities to open a restaurant




Riverfront Park


Ryman Auditorium

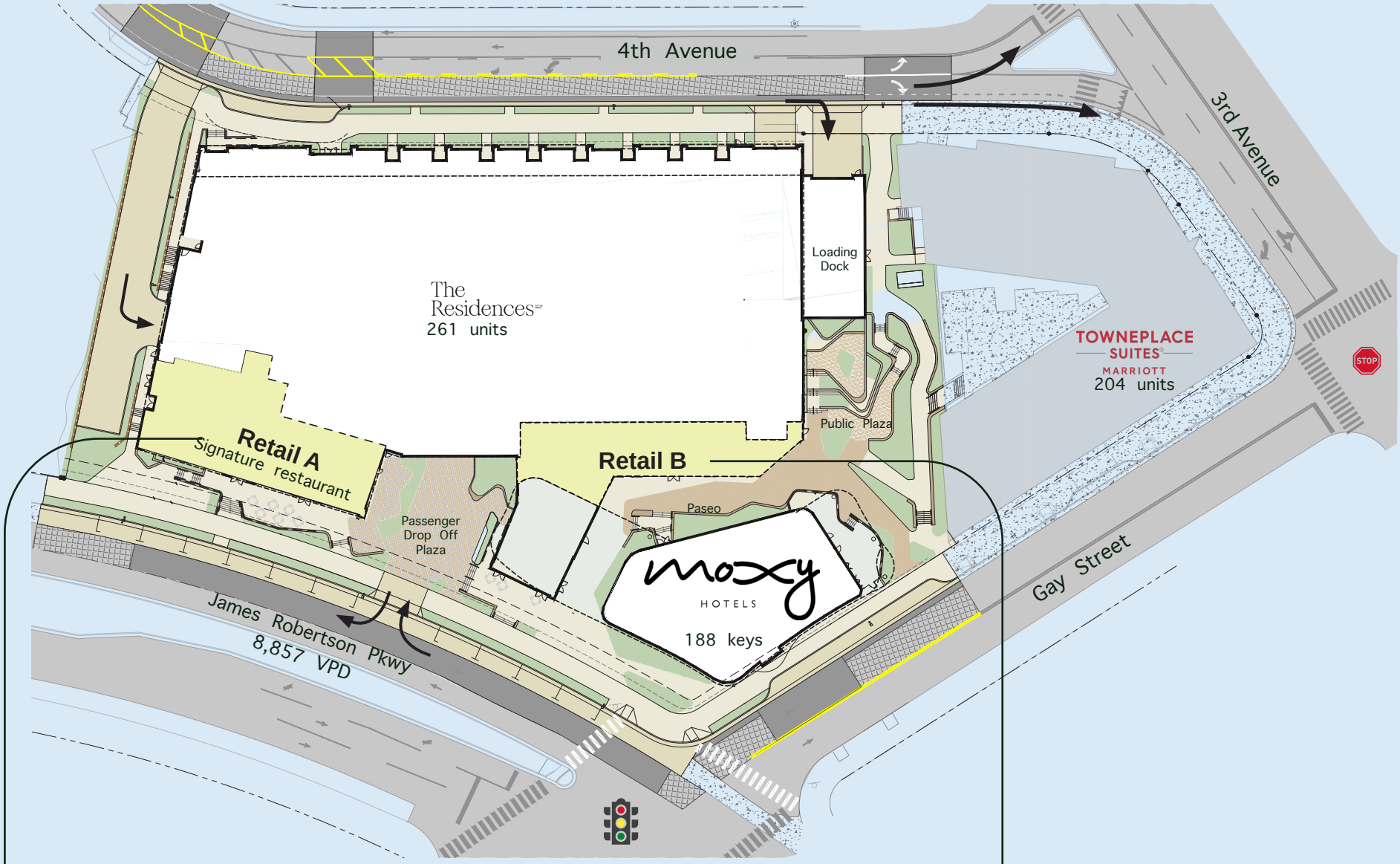

Downtown


State Capitol


Broadway

THE BEND

The opportunity



Retail A

6,480 SF

Signature restaurant
Includes 1,136 SF Basement Level



Retail B

5,853 SF



THE BEND



6,480 SF of available space along James Robertson Parkway

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5,853 SF of available space on the ground floor of the new Moxy hotel

Nashville

Over the past few years, Capitol District has undergone a remarkable transformation, evolving into one of Nashville's most sought-after neighborhoods. Historically known for its artistic flair and eclectic vibe, Nashville has seen a surge in popularity, attracting a diverse mix of residents and businesses. The demographic landscape has shifted, with a blend of young professionals, families, and artists now calling the area home. This influx of new residents has brought with it a demand for new amenities, leading to a boom in commercial real estate opportunities.

Nashville's appeal lies in its unique blend of urban convenience and local charm. Situated at the bend of Cumberland River, the neighborhood offers easy access to the city center while maintaining a distinct residential feel. The area is teeming with trendy eateries, boutique shops, and art galleries, making it a prime location for businesses looking to tap into Nashville's thriving market. With its rich history, diverse community, and bustling commercial scene, Nashville continues to be a dynamic and desirable neighborhood for both residents and businesses alike.









Area demographics

Within a 1 mile radius

15K
total population

$121,263
average household income

9,236
total households

33.1
median age





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Contact

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