

Established 1962



COMMERCIAL REAL ESTATE

CORFAC
International

CHAS. HAWKINS Co., Inc. / CORFAC INTERNATIONAL
MUSIC ROW OFFICE /
RECORDING STUDIO FOR SALE

813 18TH AVENUE SOUTH – OFFICE & RECORDING STUDIO



Exclusively Listed by
Chas. Hawkins Co., Inc. /
CORFAC International
www.chashawkins.com

R. Stephen Prather
615.345.7254 (office)
615.818.8429 (cell)
sprather@chco.com

**Fireside Studio Building Available for Sale at 813 18th
Ave South – Studio Equipment Available Separately
from the Sale of the Real Estate**

776 Melrose Avenue ♦ Nashville, TN 37211 ♦ Phone 615-256-3189 ♦ 615-254-4026 Facsimile www.chashawkins.com

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- ***SALE PRICE:***
 - **\$689,000**
 - **STUDIO EQUIPMENT CAN BE PURCHASED SEPARATELY FROM THE REAL ESTATE**
- **YEAR BUILT**
 - 1972
 - BUILT BY PORTER WAGONER

- **SQUARE FOOTAGE**
 - **±3,616 TOTAL SQUARE FEET**
 - **STUDIO IS APPROXIMATELY 1,400 SQUARE FEET**
- **ACREAGE:**
 - **0.17 ACRES**
- **LOCATION: PROPERTY IS LOCATED AT 813 18TH AVE SOUTH**
- **CURRENT ZONING – ORI – OFFICE/RESIDENTIAL INTENSIVE**
- **EQUIPMENT IS AVAILABLE SEPARATE FROM THE REAL ESTATE - EQUIPMENT LIST AVAILABLE UPON REQUEST**
- **A BRIEF LIST OF MAJOR ARTISTS WHO HAVE RECORDED IN FIRESIDE STUDIO:**
 - **SHANIA TWAIN, HANK WILLIAMS, JR., HOLLY WILLIAMS, MERLE HAGGARD, JOE DIFFIE, GEORGE JONES, PATSY CLINE, RAY PRICE, CHARLIE RICH, TANYA TUCKER, DUANE EDDIE, RICKY SKAGGS, WYNONNA, TOBY KEITH, MARTINA MCBRIDE, TRACY LAWRENCE, TRACE ADKINS, TRISHA YEARWOOD, MARK WILLS, THIRD DAY, BILLY RAY CYRUS, MILEY CYRUS**