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CA South spends \$16.2M on riverfront East Nashville land

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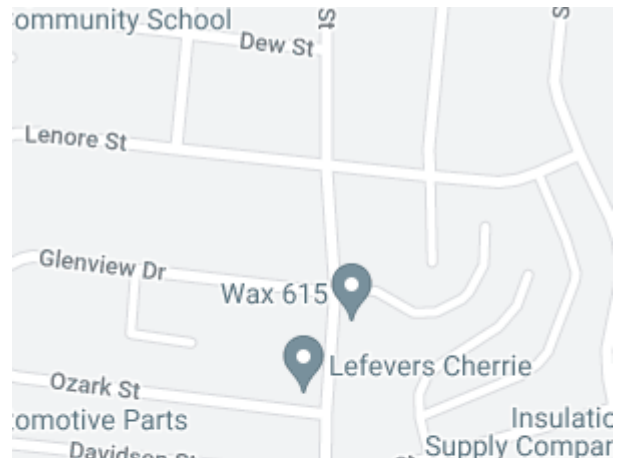
CA South is closing out the year with a big addition to its riverfront holdings in East Nashville.

A business entity registered to the same address as the local development firm paid \$16.2 million for nearly 6 acres anchored at 1400 Davidson St., according to newly filed deeds.



DAVIDSON COUNTY PROPERTY ASSESSOR

The building that currently sits at 1400 Davidson St., which CA South now owns.



The seller was Mt. Juliet-based Nolan McKenzie Properties LLC, which paid \$705,000 for the land in 2004, according to Metro data. The parcel is currently zoned for industrial use and holds an Insulation Supply Co. building.

It's unclear what's in the works for the site; no building permits or Metro Planning Department documents have been filed.

The news comes 10 months after CA South, led by founder Meg Epstein, bought a nearby riverfront industrial site at 1160 Davidson St. for \$21 million.

Waterfront land has been in high demand as development begins to reorient toward the Cumberland. Both local real estate players and government entities like the mayor's office have pushed for Nashville to capitalize on the natural asset, which has largely been ignored throughout the city's growth.

CA South already has already completed one riverfront condo project, Eve. That streamlined, 28-unit development sits directly across the water from the East Bank, which is expected to explode

with new investment in the wake of Oracle Corp.'s plans to one day build a tech campus there.

Epstein has also announced several new projects this year, including a residential development off Charlotte Avenue and a mixed-use development in SoBro.

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