



**\$875,000**

## **1308 WEDGEWOOD AVE, NASHVILLE, TN, US, 37212**

<https://thecottagerealty.com>

Stunning end-unit townhome ideally located near The Gulch, Belmont, Vanderbilt, and 12 South! This 3-bedroom, 3.5-bathroom home boasts an attached 2-car garage, inviting patio space, and modern finishes throughout. Perfect for those seeking convenience and style, with the added bonus of NOO Short-Term Rental (STR) eligibility available for purchase. Don't miss this incredible opportunity!

- 3 beds
- 3 baths
- Residential
- Townhouse
- Active
- 1764 sq ft

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### **Rooms**



Room type	Dimensions
Bedroom 1	17x15
Bedroom 2	15x15
Bedroom 3	15x11
Kitchen	14x12
Living Room	18x14

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## Building Details

**ParkingTotal:** 2

**Heating:** Central

**Exterior material:** Brick

**NewConstructionYN:** No

**Basement:** Slab

**Parking:** Attached - Rear

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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**Utilities:** Water Available

**Features:** Ceiling Fan(s), Pantry, Storage, Walk-In Closet(s)

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**Amenities:** Dishwasher, Dryer, Microwave, Refrigerator, Washer

