

your guide to
NASHVILLE'S
NEIGHBORHOODS



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hello!

I'm Michelle

Purchasing my first property here in 2017, I've seen Nashville evolve and embrace new faces while maintaining that local-first, laidback charm.

In this guide, I look forward to sharing what makes Nashville such a special place to call home.

Fun facts:

- LA transplant (moved here full-time in summer 2024!)
- Worked in fashion previously
- Often trying new restaurants
- Love to host and entertain
- Licensed real estate agent



A few things I love about it here...

DOG-FRIENDLY HOTSPOTS

SCENIC DRIVES

DIE-HARD HOCKEY FANS

SMALL TOWN FEEL WITH BIG CITY AMENITIES

HOME TO THE NICEST PEOPLE



Me and my girl Poppy 🌸

Get to know Nashville

FUN FACTS

- **Fasted-growing** metro in Tennessee, gaining over 80 people per day
- Home to more than **180 live music venues** and is dubbed “Music City” for a reason

DEMOGRAPHICS

- 715,000 residents in the city, 2 Million + in Metro Nashville
- Median age: 34.2 years
- One of the **greenest** metro areas in the country - 120 parks & 12,000+ acres of green space!

DESIGNATIONS

- Ranked one of the **Top 10 Best Places to Live** in the U.S. by U.S. News & World Report
- Recognized as one of the **Friendliest Cities in America** by Condé Nast Traveler



Local Favorites

COFFEE

- **Fast Times** - hiding in the Buck Mason store on 12 South!
- **Barista Parlor** - their strawberry matcha is a must.
- **Cafe Babu** - great for getting work done or for a cozy date with wine in the evening.

BREAKFAST & LUNCH

- **The Country Boy** - a local gem and loved by many.
- **Bartaco** - sit outside if the weather is nice!
- **Bill's Sandwich Place** - best sandwiches in town!
- **Kisser** - Bon Appetit's "Best New Restaurant"

ADVENTURES

- Walk around **Radnor Lake** - it's a local favorite hike right on the water.
- **12 South** strip - great for a day of shopping, dining, and drinks!
- **Southall Farm & Inn** - book a day-cation with a massage followed by a lounge by the pool.

DINNER & DRINKS

- **Rolf & Daughters** - my favorite restaurant in Nashville.
- **Drusie & Darr** - more upscale - great for celebrations.
- **The Smiling Elephant** - the best weeknight take out!
- **Butterlamp** - "girl dinner" spot IRL.

City-Loving, Walkable Vibes



Germantown

MEDIAN: ~\$605K

Historic, trendy, walkable, near downtown
5 minutes north of downtown



12 South

MEDIAN: ~\$1.6M

Charming shops, bungalow-lined streets, foodie haven
10 minutes south of downtown



Five Points & Lockeland Springs (East Nashville)

MEDIAN: ~\$580K

Artsy, eclectic, coffee-shop central
Just west of downtown

City-Loving, Walkable Vibes



Wedgewood-Houston

MEDIAN: ~\$650K

Creative district, gallery scene,
up-and-coming
5 minutes south of downtown



The Gulch

MEDIAN: ~\$730K

Luxury high-rises, restaurants,
nightlife
5 minutes southwest of downtown



Charlotte Park & The Nations

MEDIAN: ~\$615K

Trendy, walkable, buzzy, brewery-
filled hotspots
10-15 minutes west of downtown

Quieter & Family-Friendly



Green Hills

MEDIAN: ~\$1.1M

High-end shopping, top schools,
still with suburban feel
15 minutes southwest of
downtown



Belle Meade

MEDIAN: ~\$3M

Historic mansions, estate lots,
privacy
15 minutes west of downtown



Crieve Hall

MEDIAN: ~\$670K

Mid-century homes, large yards,
peaceful community
15 minutes south of downtown

Quieter & Family-Friendly



Oak Hill

MEDIAN: ~\$2.6M

Large lots, leafy streets, near
Radnor Lake

20 minutes south of downtown



Brentwood

MEDIAN: ~\$1.15M

Historic mansions, estate lots,
privacy

15–20 minutes south of downtown
Nashville

Historic & Character-Filled



Sylvan Park

MEDIAN: ~\$990K

Craftsman homes, charming local spots, greenway access
10 minutes west of downtown



Inglewood (East Nashville)

MEDIAN: ~\$490K

Laid-back, nostalgic, post-war homes with charm
15 minutes northeast of downtown



Hillsboro Village

MEDIAN: ~\$650K

Mid-century homes, large yards, peaceful community
10 minutes southwest of downtown

Historic & Character-Filled



Franklin (Historic Downtown)

MEDIAN: ~\$1.1M

Cobblestone streets, small-town charm just 30 mins south
30 minutes south of downtown



Midtown

MEDIAN: ~\$540K

Historic charm with urban convenience
5-10 minutes west of downtown Nashville

Nature-Focused & Scenic



Forest Hills

MEDIAN: ~\$1.6M

Scenic, quiet, great for hiking/nature lovers
20 minutes south of downtown



West Meade

MEDIAN: ~\$1.4M

Rolling hills, mature trees, near Warner Parks
20 minutes west of downtown



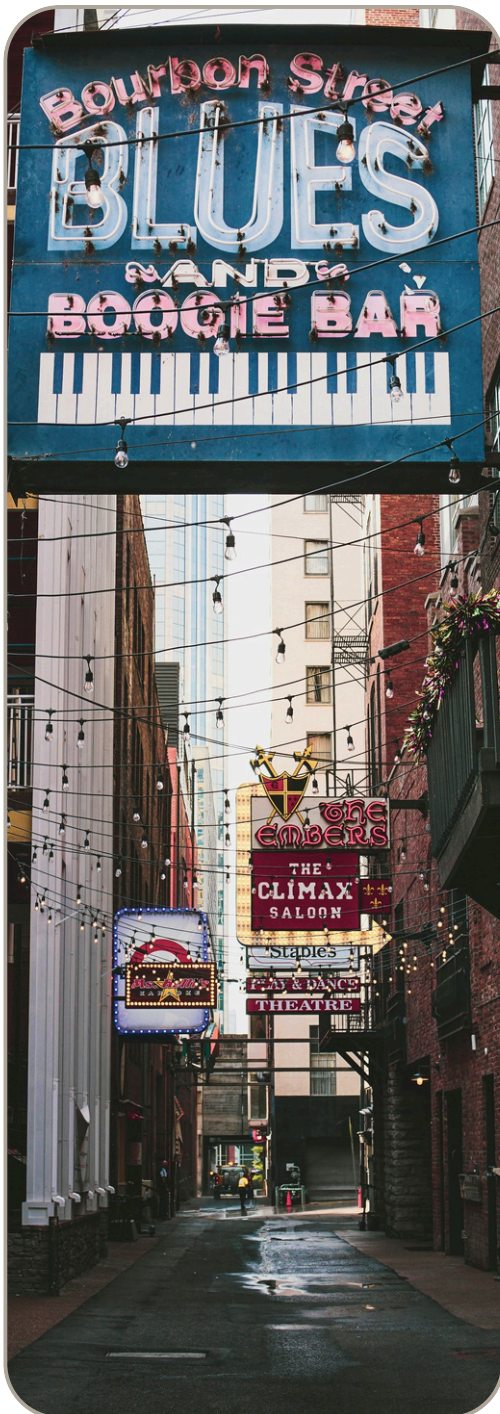
Leiper's Fork

MEDIAN: ~\$1.2M

Tennessee charm with sprawling acres and an artistic town
45 minutes southwest of downtown

Planning your Move

Whether you're considering a move for work, family, or a fresh start, there are several important steps to ensure a smooth transition. Below, you'll find five steps that I guide my relocation clients through to get them set up for success in Nashville!



THE PROCESS OF RELOCATING

- 01 **Schedule a relocation call.** During this call, I'll answer any questions you have about Nashville and we'll discuss your goals and timeline.
- 02 **Plan a relocation visit.** This is the fun part! We get to meet and see homes that are within your criteria – neighborhood, price and timing. If we find a winner, we'll submit an offer!
- 03 **Prepare to move.** I recommend saving up ahead of the big move. Gather quotes for storage, movers, flights, etc. If the move is work-related, inquire with your employer about reimbursement.
- 04 **Under contract on your new home.** There will be about a 30-day period where you're in the process of purchasing. We'll determine whether you want to make another trip or coordinate remotely.
- 05 **Close on your home and make the move!** Plan for any renovations after closing and before your items arrive from movers for the easiest transition. (My trusted vendor lists is yours!)

Let's move you
to
Music City!



I'm your boots on the ground

Helping newcomers find the right fit in Nashville is my bread & butter. Working as your trusted advisor, I'll do everything I can to support you in making a smooth transition to Nashville. From video calls to weekly text updates, consider me your own boots on the ground.

You'll also have instant access to my local, trusted vendors to help with anything you need. From movers, to electricians, to landscapers and more- consider it handled. I look forward to helping you make the move fun and seamless!

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Plus, this isn't my first *rodeo*...



"Michelle's professionalism, dependability, and consistency is second to none."

THE CLIFTONS

"If you're looking for an agent that you can trust, I HIGHLY recommend this fabulous woman!"

THE FUCCIOS

"Michelle and Team were all fantastic and accommodating through our first home buying process."

THE BROWNS