

Nashville Business Journal - February 19, 2007
<http://nashville.bizjournals.com/nashville/stories/2007/02/19/story13.html>

Nashville Business Journal

BUSINESS PULSE SURVEY: [How much time is too much time spent on personal matters during the work day?](#)

Rutledge condo project hopes to tap music industry talent

Nashville Business Journal - February 16, 2007 by [Josh Flory](#) Nashville Business Journal
ashville Business Journal

John Albamont wants to build upon the success of his 4th Avenue nightclub in the literal sense.

Albamont and a partner are planning a condominium/office project that would rise at least six stories and connect to The Rutledge, a nightclub he opened last year.

He's hoping to gear the development toward the music industry and his long-range plans include an on-site radio station that would play the music of local and regional artists.

"We feel that there's so much talent in this town that is not getting recognized," says Albamont, himself a musician.

The project would be called the Almond Street Lofts, and would extend past the Rutledge building into an adjacent parking area. Albamont says it will also include underground parking.

Located between Fourth Avenue and Almond Street, south of Gateway Boulevard, Albamont's project is in a hot spot. A Lebanon developer is planning a large condo tower just east of the location, while a nearby site north of Gateway Boulevard is a leading contender for a new downtown convention center.

Despite the rush of interest in new residential projects in the SoBro - or South of Broadway - area, Albamont says there's a market for everyone.

"I think with the conjunction of the cool music venue that we have and bringing in some commercial space available, I think that would entice more people that are involved in the music industry or just want to be in that kind of circle," he says.

Jim Foley of C.B. Ragland will handle sales and leasing for the project. Foley says the residential component of the Almond Street Lofts will be smaller and more intimate than some of Nashville's large residential projects.

"This is probably more geared towards a younger crowd, with a local restaurant and bar kind of mixed in the middle of it," he says.

jflory@bizjournals.com, 615-846-4250

[Contact the Editor](#)

[Need Assistance?](#)

[More Latest News →](#)

[Subscribe or renew online](#)

All contents of this site © American City Business Journals Inc. All rights reserved.