



Nashville's Architectural Treasure Receives \$10 Million in Upgrades

Rokeby Undergoes Largest Condominium Restoration Project in Nashville

NASHVILLE, Tenn. (January 28, 2025) – One of Nashville's beloved treasures and a highly-acclaimed landmark for the city, Rokeby, with the address 3901 West End Avenue in Nashville, Tennessee, completed its \$10 million restoration project. The building is 13 stories, offering 63 luxury condominium units on four acres of land in the historic West End, Whitland Avenue neighborhood. The project is one of the most significant condominium restoration projects in the Nashville market.

Knoxville, TN, based award-winning architectural firm Barber McMurray designed and constructed the building in 1975—completing the project in 1976. Following the construction of the building, Barber McMurray received the AIA Gulf State Honor Award and the Honor Award for Design Excellence from the Tennessee Society of Architects. Both honors are a testament to the unique and well-thought-out design of the building. Some of the most notable features of the building are its design, unique window placement, and modern mid-century look. When the original building was completed, city zoning restricted the height of future buildings in the historic neighborhood to three stories, protecting the 360-degree unobstructed views of the city.

“Having held pride of place on Nashville’s West End Avenue since 1975, the Rokeby now begins an exciting new chapter,” said Sally Huston, president of Rokeby homeowners’ association. “With a recent façade restoration, and redesign of both interior and exterior public spaces, the newly refurbished building continues to celebrate its mid-century legacy while embracing modern upgrades and amenities. Throughout the process we have been blessed with a dedicated team that has both honored the building’s history and cared for its future.”

The 18-month-long building restoration project kicked off in August of 2022 with a \$10 million budget for upgrades to the exterior façade and interior spaces. The restoration is one of the most significant condominium restoration projects for the Nashville market due to the size of the budget and the scope of work included in the project.

Project upgrades include:

- replacing 623 windows
- new paint for the exterior brick
- remodeling and refurnishing of interior lobbies and common areas
- rebuilding the solarium to feature casual seating with entertaining and dining spaces
- rebuilding the 10th-floor sky terrace to offer dramatic city views and casual seating with dining spaces
- restoring the Wilson Plaza to offer green space and landscaping that provides a park-like feel
- newly designed and upgraded exterior main entrances

Partners of the restoration project include:

- GMC, architectural firm
- Orion, construction company

- Landy Gardner Interiors, interior design consultant
- Greathouse Landscaping, landscaping company
- Colliers, owners' representation, project management firm

Chris Neese, director of project management with Colliers, said, "the Rokeby has stood as an iconic building on West End Avenue since its construction in 1975. The innovative design and towering presence of the building is instantly recognizable to locals and design professionals as a testament to the past. However, now it's cast in a new light that will make it known for how to properly couple the past with the future. The Rokeby HOA Board, GMC and Orion worked tirelessly to ensure that the renovation adhered to the original design while upgrading it to be at the pinnacle of high-end residential buildings in today's market."

The Rokeby offers premier features and amenities for a posh lifestyle that compliments the beautifully well-preserved and historic West End neighborhood. The building has a stunning rooftop solarium equipped with a full kitchen and a sky terrace deck with gorgeous city views. Property management is on-site with two full-time maintenance staff members, a full-time doorman to greet all visitors, and 24/7 security.

Additional amenities include:

- paved and covered parking
- a heated pool
- a fully equipped fitness center
- two newly refurbished guest suites

The name 'Rokeby' carries a rich history and several intriguing stories. Some believe it is linked to the famous narrative 'Rokeby' written by Sir Walter Scott. Others associate it with the renowned estate now known as Rokeby but formerly Bergerie in Barrytown, NY, or the Rokeby Manor in Invergarry, Scotland. This name adds a layer of intrigue and history to the modern, luxurious building.

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