

FOR LEASE

2900 FALLING LEAF DR. (SUITES 100/101)



ADDRESS	2900 Falling Leaf Dr. (Suites 100/101) Columbia, MO
PROPERTY TYPE	Office / Retail
LEASE	\$3,600/month
SPACE	2,819 sqft
ZONING	M-C

DETAILS

- Subject property is a well built facility, mixture of office & retail tenants near the Grindstone & Highway 63 overpass
- Suites 100/101 are currently occupied by a tenant who intends to vacate in the fall of 2024
- Can be combined with suite 102 (1,095 sq ft) for a total of 3,914 sq ft
- · Abundant on-site parking
- · Commercial zoning allows for a variety of uses
- · Local, responsive property management
- · Rental rate is on a NNN basis NNN's are approximately \$3/sq ft

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