



**ADDRESS**

1414 Rangeline St.  
(Suite C&D)  
Columbia, MO

**PROPERTY TYPE**

Retail

**LEASE**

\$3,200/month

**SPACE**

3,000 sqft

**ZONING**

M-C

**DETAILS**

- Well known Central Location.
- Ample street signage and building signage is available.
- Landlord pay real estate taxes, building insurance, and common area maintenance. Tenant pay rent, janitorial, and utilities.
- Nicely configured retail location in strip center 1/2 block of Interstate 70
- Generous signage allowance provides for great visibility from Interstate 70
- Commercial zoning allows for a variety of uses
- High traffic counts on Rangeline (16,000+ per day) and Interstate 70 (66,000+ per day).

Paul Land, *SIOR* PaulLand@PlazaCommercialRealty.com  
Mike Grellner, *SIOR* MikeGrellner@PlazaCommercialRealty.com  
Lauren Crosby, *Agent* LaurenCrosby@PlazaCommercialRealty.com

2501 Bernadette Drive  
Columbia, MO 65203  
(573) 445-1020

