

PHOTO NOT AVAILABLE

COMMERCIAL REALTY

**ADDRESS** 1440 Old US Hwy 40  
Columbia, MO

**PROPERTY TYPE** Industrial

**SALE PRICE** \$975,000

**SPACE** 10,800 sqft

**BUILDING** 10,800 sqft

**DETAILS**

- 10,800 sq ft freestanding building, new construction.
- Located in Callaway County and will permit all business uses, subject to Landlord approval.
- Highly Visible to Interstate 70, if signage is important to building occupant.
- Interior finish is to be determined as part of lease/contract negotiations.
- 24' eaves height, clear span (no interior columns).
- Large yard area available.
- Owner will sell the building in its entirety for \$975,000.

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