

1240-1250 BROWN SCHOOL RD.



ADDRESS

1240-1250 Brown School Rd.
Columbia, MO

PROPERTY TYPE

Office / Retail

LEASE

\$14,100/monthly

SPACE

16,595 sqft

BUILDING

16,595 sqft

LAND

2.46 acres

ZONING

M-C

DETAILS

- (2) individual office buildings on a single 2.46 acres land zoned M-C (mixed use corridor), City of Columbia. Shared access driveway and parking.
- 1240 E. Brown School Rd. is 8,715 sf at \$8,700 monthly.
- 1250 E. Brown School Rd. is 7,880 sf at \$5,400 monthly.
- Total combined building area is 16,595 sf. at \$14,100 monthly rental.
- Tenant responsible for its rent and its own utilities, and pro-rated share of the site's lawn care and snow removal. Landlord will pay real state taxes and building insurance without billback to tenant, all lease years.
- Well maintained property previously occupied by State of Missouri.
- Each building can be leased separately, subject only to compatibility factors of other tenants, as determined by property owner.
- Easy access and travel path from all directions along arterial and collector streets.
- Near signalized intersection of Brown School Rd. and Hwy 763 N.
- Facility is near other business services and food services.

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