



**ADDRESS**

1812 Vandiver Dr.  
Columbia, MO

**PROPERTY TYPE**

Retail / Industrial

**LEASE**

\$4,900/month

**SPACE**

6,400 sqft

**ZONING**

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**DETAILS**

- Freestanding building located along the Interstate 70 corridor in central Columbia
- Building was previously used for retail occupancies, but the current zoning allows for both retail and industrial uses
- Currently finished out as mostly showroom, but with a small warehouse and overhead door
- Excellent visibility/accessibility to high traffic counts
- Lease rate includes landlord paying the property taxes and insurance; tenant performs their own mowing and snow removal
- Subject to the rights of the existing lease/tenant (will be available for occupancy no later than 4/1/2026)
- All property tours must be scheduled through the listing office

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