

**1000 W. NIFONG, BLDG #2 SUITE 210  
(WOODRAIL CENTRE)**



**ADDRESS** 1000 W. Nifong, Bldg #2  
Suite 210  
(Woodrail Centre)  
Columbia, MO

**PROPERTY TYPE** Office

**LEASE** \$4,200/monthly/triple net

**SPACE** 1,850 sqft

**ZONING** PD

**DETAILS**

- 2nd floor office space.
- Subject space has a high level of interior finish, mixture of open space and private offices.
- Recent roof, HVAC, light and painting upgrades.
- Abundant windows with nice views of the surrounding area
- Woodrail Centre is a class A office park located in south Columbia at the corner of Nifong Blvd & Forum Blvd
- In close proximity to several other amenities/services including Walgreens and Boone Hospital South Campus
- Rental rate is on a NNN basis (NNN costs currently \$4.60/sq ft)
- Tours can be conducted now with some advance scheduling thru the listing office.
- Property offered by broker/owner.

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