

ADDRESS

100 N. 4th Street Columbia, MO

PROPERTY TYPE

Industrial

LEASE

\$45,000/monthly

BUILDING

87,500 sqft

LAND

1.79 acres

ZONING

M-DT

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Individual Membership Society of Industrial and SIOR Office REALTORS*

DETAILS

- Extraordinary offering of first class business space in Downtown Columbia, MO, allowing commercial uses, under the M-DT zoning designation.
- Ample parking 21 on-site, 50+ available off-site. Off-site parking is across the street.
- Estimated real estate taxes (2024): \$86,134, including CID assessments
- Estimated insurance: \$11,120
- Facility is available for occupancy as early as 12/01/25.
- Facility of 54,437 sf main level, 15,535 mezzanine, 17,528 sf basement for combo 87,500 sf.
- Formerly paper publishing plant, extraordinary thick concrete floor.
- Approx. 20` clear height, some columns.
- Building has Fire sprinklers, 5 Loading dock doors, and 2 Grade-level overhead doors.
- All areas have HVAC.
- The facility was built in year 1987 and was expanded in year 2002.
- Electric: 3,000 KVA 3 phase, 2 meters.