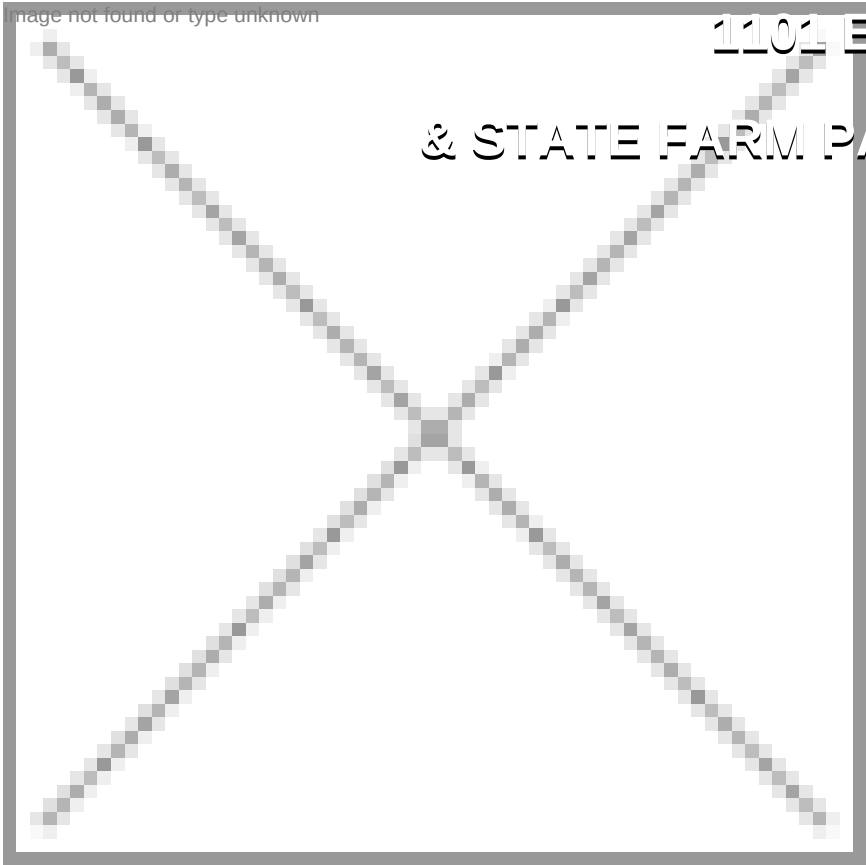


(573) 445-1020

FOR SALE



1101 E. NIFONG
(NIFONG
& STATE FARM PARKWAY)

ADDRESS

1101 E. Nifong
(Nifong
& State Farm Parkway)
Columbia, MO

PROPERTY TYPE

Retail / Land

SALE PRICE

\$6,500,000

LAND

13.95 acres

ZONING

M-C

DETAILS

- Large commercial tract available at one of the most sought after corners in south Columbia
- 13.95 acre tract located at the southeast corner of Grindstone/Nifong & State Farm Parkway, across from Kohls & Walmart shopping centers, in a regional shopping destination
- Property has the highest commercial zoning designation (M-C), allowing for a broad spectrum of occupancies/developments
- Situated at one of the busiest intersections in Columbia, with public roadways surrounding the tract on 3 sides
- Traffic counts on the corner exceeding 36,000 vehicles per day
- Suitable for a big box end-user, and/or a development plan with multiple lots
- All property tours must be coordinated through the listing office

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