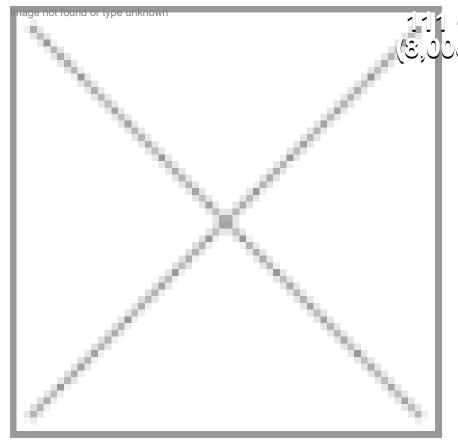
(573) 445-1020





ADDRESS	111 Orr St. (8,000 sq ft) Columbia, MO
PROPERTY TYPE	Office / Retail
LEASE	\$10,000/Monthly/NNN
SPACE	8,000 sqft
ZONING	M-DT

Paul Land, SIOR PaulLand@PlazaCommercialRealty.com Mike Grellner, SIOR MikeGrellner@PlazaCommercialRealty.com Lauren Crosby, Agent LaurenCrosby@PlazaCommercialRealty.com

2501 Bernadette Drive Columbia, MO 65203 (573) 445-1020

SIOR Individual Merabeknown

DETAILS

- Ground floor space located in the North Village Arts District in downtown Columbia
- Interior finish is mostly wide open with abundant natural light and multiple entrances
- Located in portion of downtown with abundant pedestrian movement, and variety of businesses nearby inclusive of arts, food, retail, entertainment and office
- Exterior patio area for outside seating or break area
- Owner will divide the space anywhere between 5,000-12,000 sq ft
- Owner will consider modifications to the space for a multiyear lease agreement
- Short walk to University of Missouri, Columbia College, Stephens College, and city and county government centers
- · Rental rate is on a NNN basis
- Current tenant lease expires 5/31/25 but may vacate earlier