

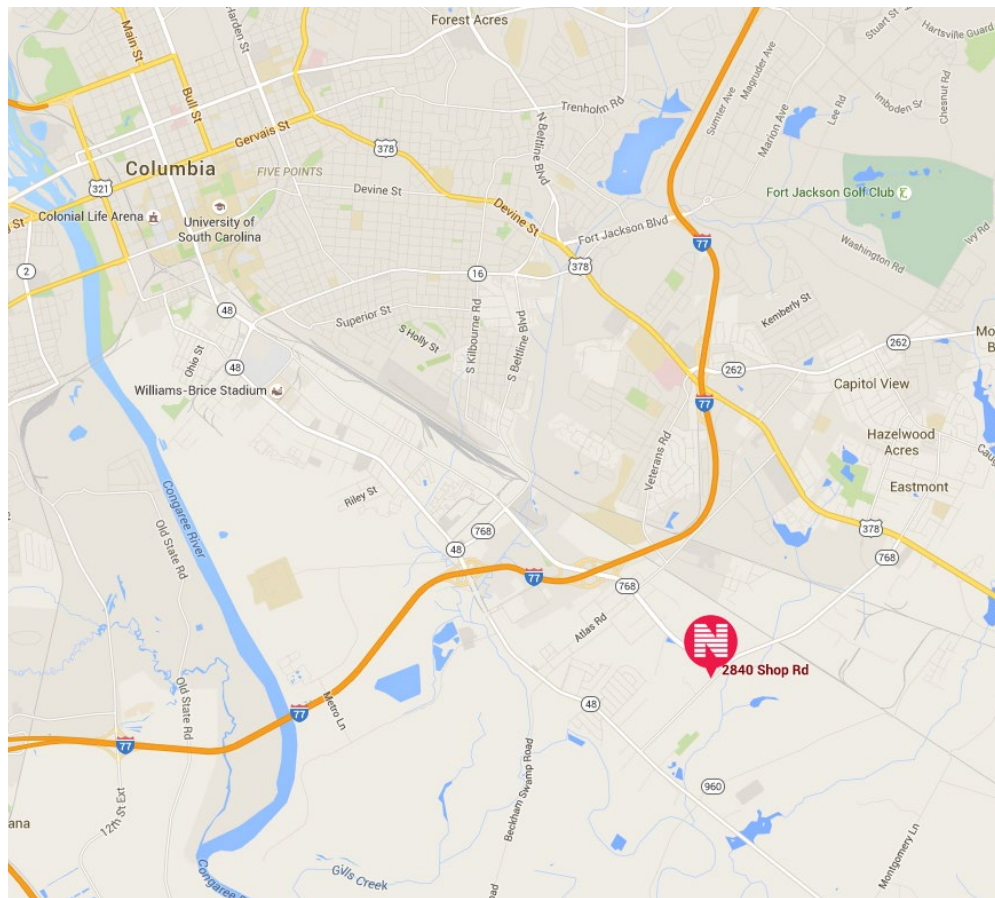
# 2840 SHOP ROAD

Columbia, South Carolina



## FOR SALE OR LEASE

- ◆ 31,840 SF Fully heated and cooled warehouse/manufacturing
- ◆ 4.17 Acre site
- ◆ 10,000 SF office space
- ◆ Excellent condition - built in 2001
- ◆ 56 Parking spaces plus additional land
- ◆ Partially furnished
- ◆ 2 Dock high doors & 2 grade level doors
- ◆ 22' Ceiling height
- ◆ Zoned: M-1
- ◆ LEASE RATE: \$5.50 NNN
- ◆ SALES PRICE: \$1,675,000



**Newmark Grubb**  
Wilson Kibler

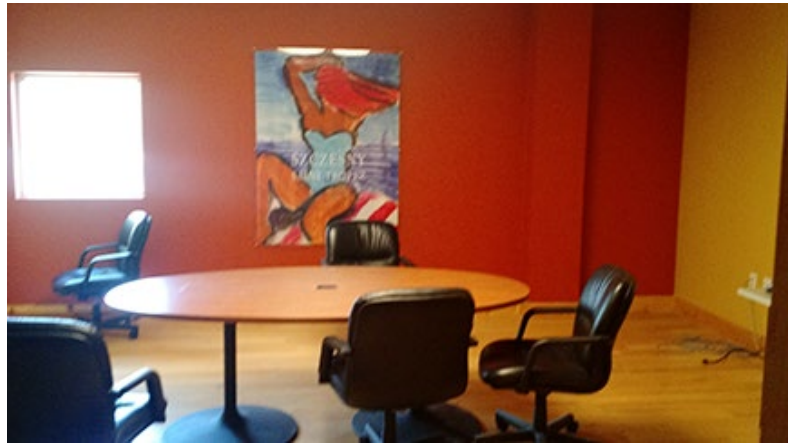
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