

Downtown Columbus

All-Brick Office Building

1254 27th Avenue
Columbus, NE 68601
www.cbre.com/nebraska



All-Brick Office Building

1254 27th Avenue | Columbus, NE 68601

For Sale



Property Information

Sale Price \$1,100,000

Building Size 12,651 SF

+ Office 8,402 SF

+ Warehouse / storage 4,249 SF

+ Finished basement 4,000 SF

Land Size 0.99 AC / ±43,560 SF

Features

+ Office with warehouse / storage

+ Downtown Columbus location

+ Ideal for owner/user or investment

+ Corner lot; all-brick building

+ Ample on-site and street parking

+ Two (2) drive-in doors

+ Functional office and warehouse

+ Central Business District zoning

All-Brick Office Building

1254 27th Avenue | Columbus, NE 68601

For Sale

Additional Building Information

Building Size
8,402 SF / office
4,249 SF / storage warehouse
4,000 SF / finished basement

Lot Size
0.99AC / ±43,560 SF

Parking
On-site / street

Construction
All-brick

Year Built
1965

Clear Ceiling Height
Varies

Drive-In Doors
Two (2)

Cross Streets
12th Street & 27th Avenue

HVAC
Office and warehouse heated / cooled

Legal
ALL LTS 6-7-8 EXC N44' LTS 7-8
BLK 86 ORIGINAL COLUMBUS

County
Platte

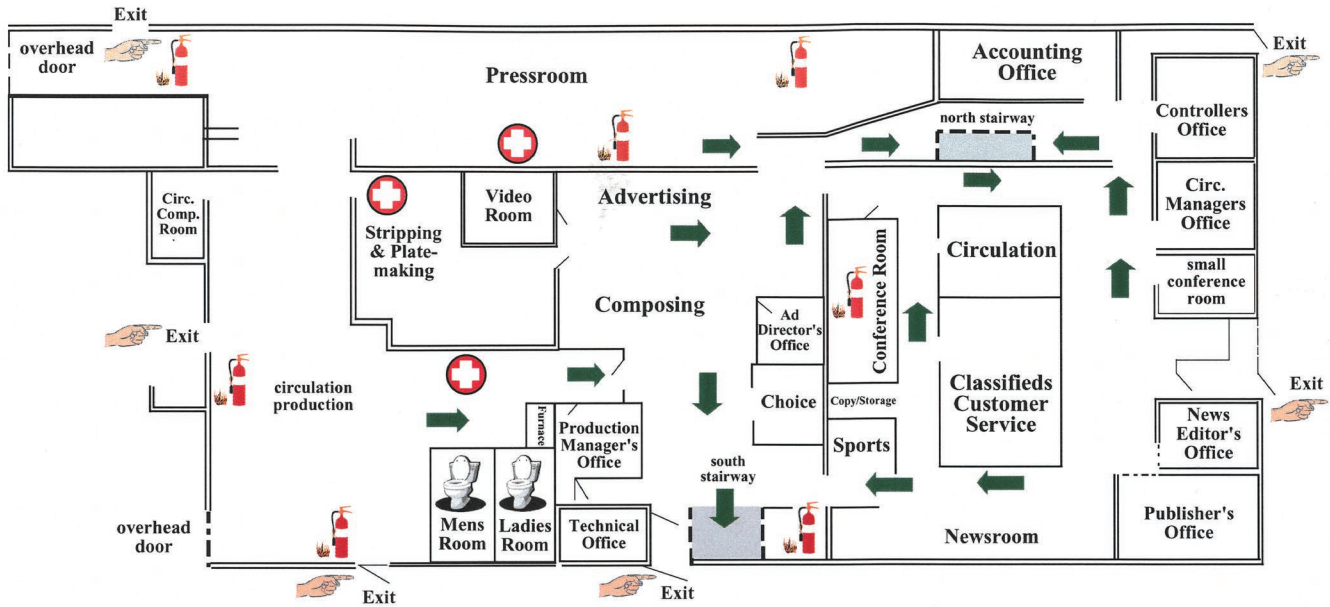
County Parcel No.
710002506

Taxes
\$8,070.16 (2022)


Zoning
Commercial / Central Business
District



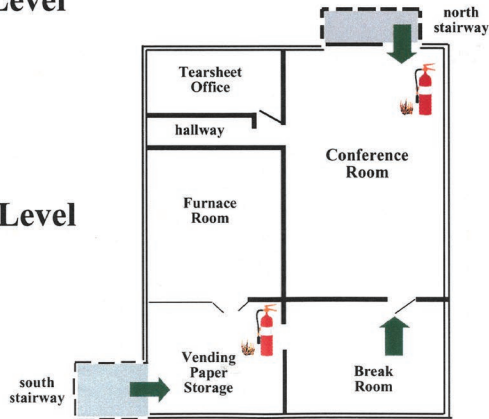
Floor Plan



Main Level

-  Fire Exits
-  Fire Extinguishers
-  First Aid Kits
-  Tornado Evacuation Plan

Lower Level



All-Brick Office Building

1254 27th Avenue | Columbus, NE 68601

For Sale

