

For Lease 3,000 SF Warehouse Space

504 DD Road, Columbia, IL 62236



- ◆ 14' x 10' Overhead Door
- ◆ Fenced Yard
- ◆ Minutes from the Jefferson Barracks Bridge
- ◆ 1.5 Miles from I-255, Exit 6

Lease Rate: \$8.00 per SF, Gross



COMMERCIAL • INDUSTRIAL • INVESTMENT PROPERTIES

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JB Bridge

INTERSTATE
255

INTERSTATE
255

EXIT 6

ILLINOIS
3



DD Road



1000 ft

Listing No: 1479

**Industrial
Warehouse**

504 DD Road
Columbia, IL 62236

SALE INFORMATION:

For Sale: No
Sale Price:
Sale Price/SF:
CAP Rate:
GRM:
NOI:

LEASE INFORMATION:

For Lease: Yes
Lease Rate: \$8.00
Lease Type: Gross
Net Charges:
CAM Charges:
Lease Term:

Leasing Comments:

Total SF Available: 3,000 SF
Min Divisible SF: 3,000 SF

SQUARE FOOT INFO:

Building Total: 3,000 SF
Total Available: 3,000 SF
Direct Lease: 3,000 SF
Sublease: 0 SF
Office: 0 SF
Warehouse: 3,000 SF
Min Divisible: 3,000 SF
Max Contiguous: 3,000 SF

LAND MEASUREMENTS:

Acres: 4.00
Frontage: 200 FT
Depth: 200 FT

PROPERTY INFORMATION:

Parcel No:	04-08-300-002-000	TIF:	No	Property Tax:
County:	Monroe	Enterprise Zone:	No	Tax Year:
Zoning:	Commercial	Foreign Trade Zone:	No	
Zoning By:	City of Columbia	Survey:	No	
Industrial Park:		Environmental:	No	
Prior Use:	Warehouse	Archaeological:	No	

STRUCTURAL DATA:

Year Built:	2000	Clearance Min:	14'	Style:	Metal
Rehab Year:		Clearance Max:	22'	Roof:	Metal
		Bay Spacing:		Exterior:	Metal
				Floors:	1
				Floor Type:	Concrete
				Floor Thickness:	6"
				Floor Drains:	yes



504 DD Road
Columbia, IL 62236

UTILITY INFORMATION

Water Provider:	City of Columbia	Service:		Location:	At Building
Sewer Provider:	City of Columbia	Service:		Location:	At Building
Gas Provider:	Ameren	Service:		Location:	At Building
Electric Provider:	Ameren	Service:		Location:	At Building
AMPS:	200 KVA	Phase:	3		
Low Volts:	120	High Volts:	480		
Telecom Provider:		Service:		Location:	

FACILITY INFORMATION

Truck Dock:	0	Size:		Parking:	30
Dock Levelers:		Capacity:		Surface Type:	
Drive-In Doors:	1	Size:	10' x 14'	Yard:	.25
Box Van Doors:	No			Extra Land:	no
Overhead Cranes:	No	Size:	N/A	Additional Facility Information:	
Elevators:					
Heating:	Yes	Men's Restroom:	Yes	TRANSPORTATION	
Cooling:		Women's Restroom:	Yes	Interstate:	I-255
Insulated:	Yes	Shower:	No	Rail:	
Sprinklers:	No	Ventilation:	Yes	Barge:	
Lighting:	Flouresent	Compressed Air:	No	Airport:	
Skylights:	No			Listing Broker(s)	

Comments

3,000 SF Warehouse Space. 14' high x 10' wide overhead door. Minutes from the Jefferson Barracks Bridge. Fenced Yard. Gross Lease.

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