

**601 BUSINESS LOOP 70 W
(PARKADE PLAZA-122)**



ADDRESS

601 Business Loop 70 W
(Parkade Plaza-122)
Suite 122
Columbia, MO

PROPERTY TYPE

Office

LEASE

\$1,700/month

SPACE

2,000 sqft

ZONING

M-C

DETAILS

- LANDLORD GRANTING 3 MONTHS FREE RENT FOR MULTI-YEAR LEASES
- Office space located in Parkade, near Business Loop 70W & Interstate 70 intersection
- Interior, lower level space (accessible via stairs & elevator)
- Large glass front doors & panels that exit into building common / break area
- Currently finished as wide open space
- Abundant on-site parking
- Commercial zoning allows for broad use of business types
- Modified gross rental rate, NNN costs are approximately \$600/month, and utilities \$200/month

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