MALY
COMMERCIAL REALTY, INC

RETAIL PROPERTY FOR LEASE

1325 GRINDSTONE PLAZA DR., SUITE 111

1325 GRINDSTONE PLAZA DR., SUITE 111, COLUMBIA, MO 65201

GINA RENDE
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OFFERING SUMMARY

Lease Rate:	$20 sqft, NNN
Building Size:	2,429 SF
Zoning:	PD

PROPERTY OVERVIEW

2,500SF West Endcap available at Red Oak Marketplace behind Massage Luxe and Fire House Subs

PROPERTY HIGHLIGHTS

- Rent on NNN basis
- West Endcap with quaint store front outdoor patio space in the Red Oak Marketplace strip center
- Situated just behind Message Luxe and Fire House Subs with a shared road
- Current condition is cold dark shell, Landlord will whitebox
- Co-Tenancy and across from Walmart Supercenter, Aldi and Kohl's
- AADT is 38,598
- Double sided well designed Pylon sign with a generous amount of space for customized branding

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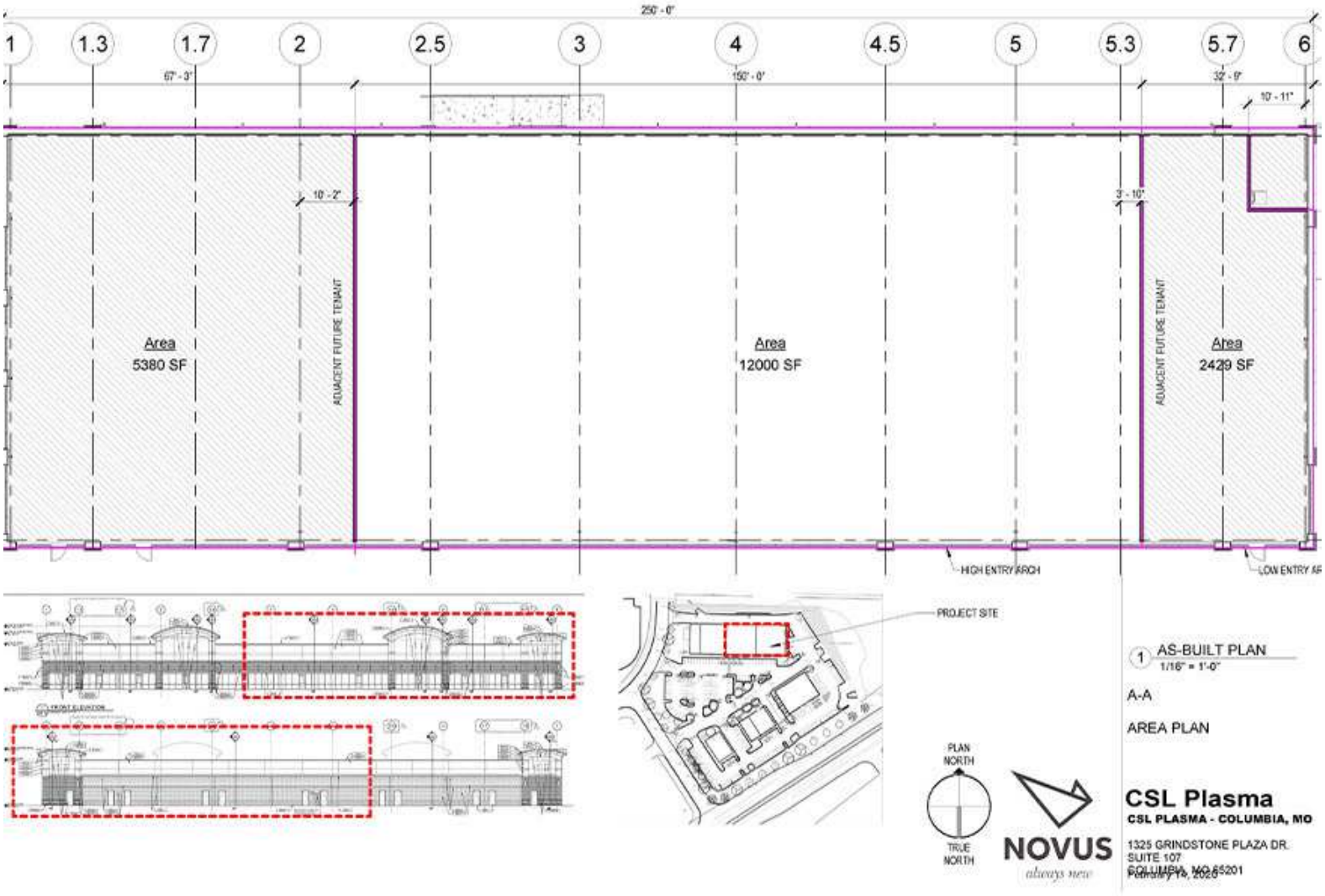

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Add text here...

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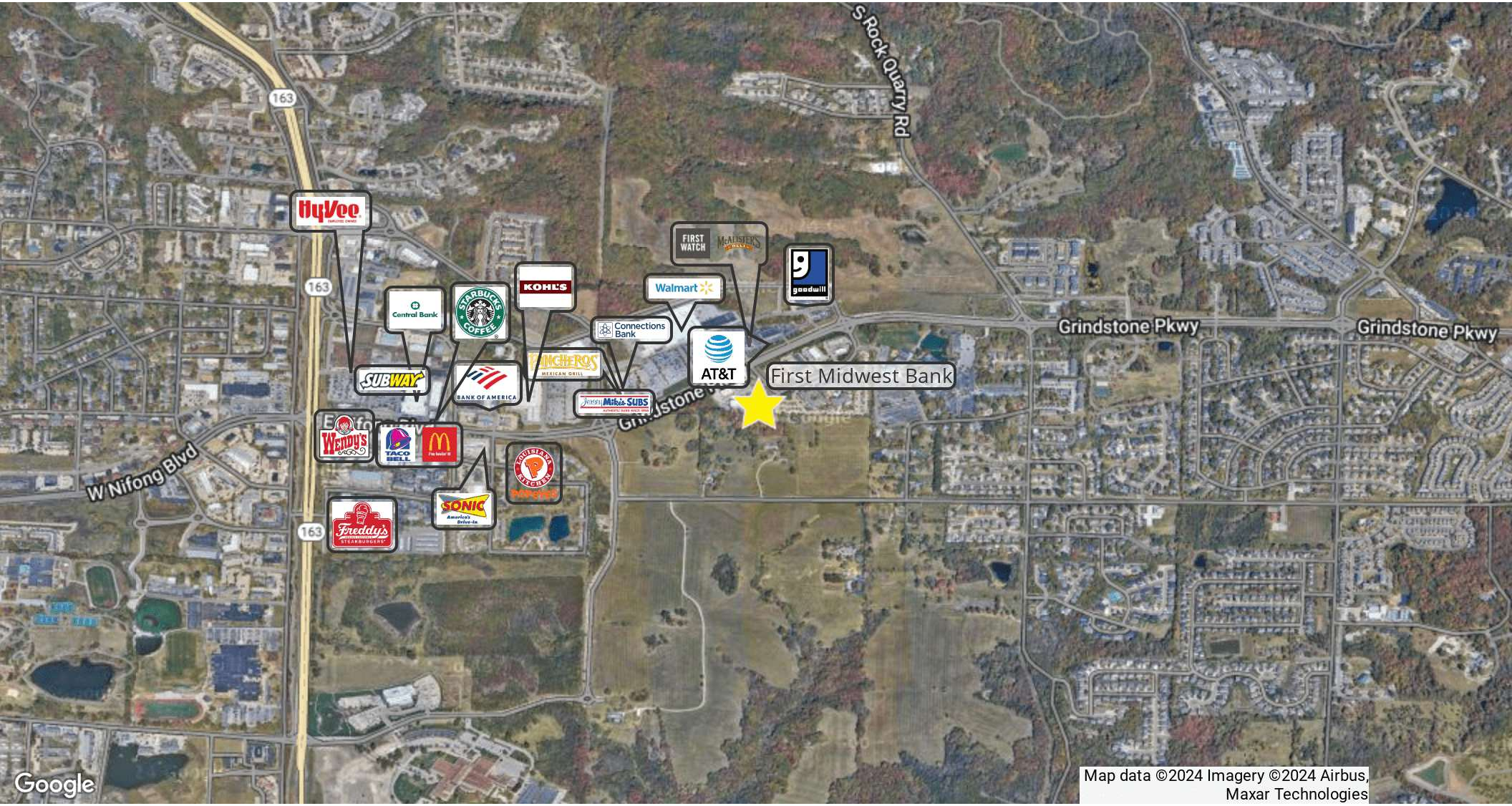

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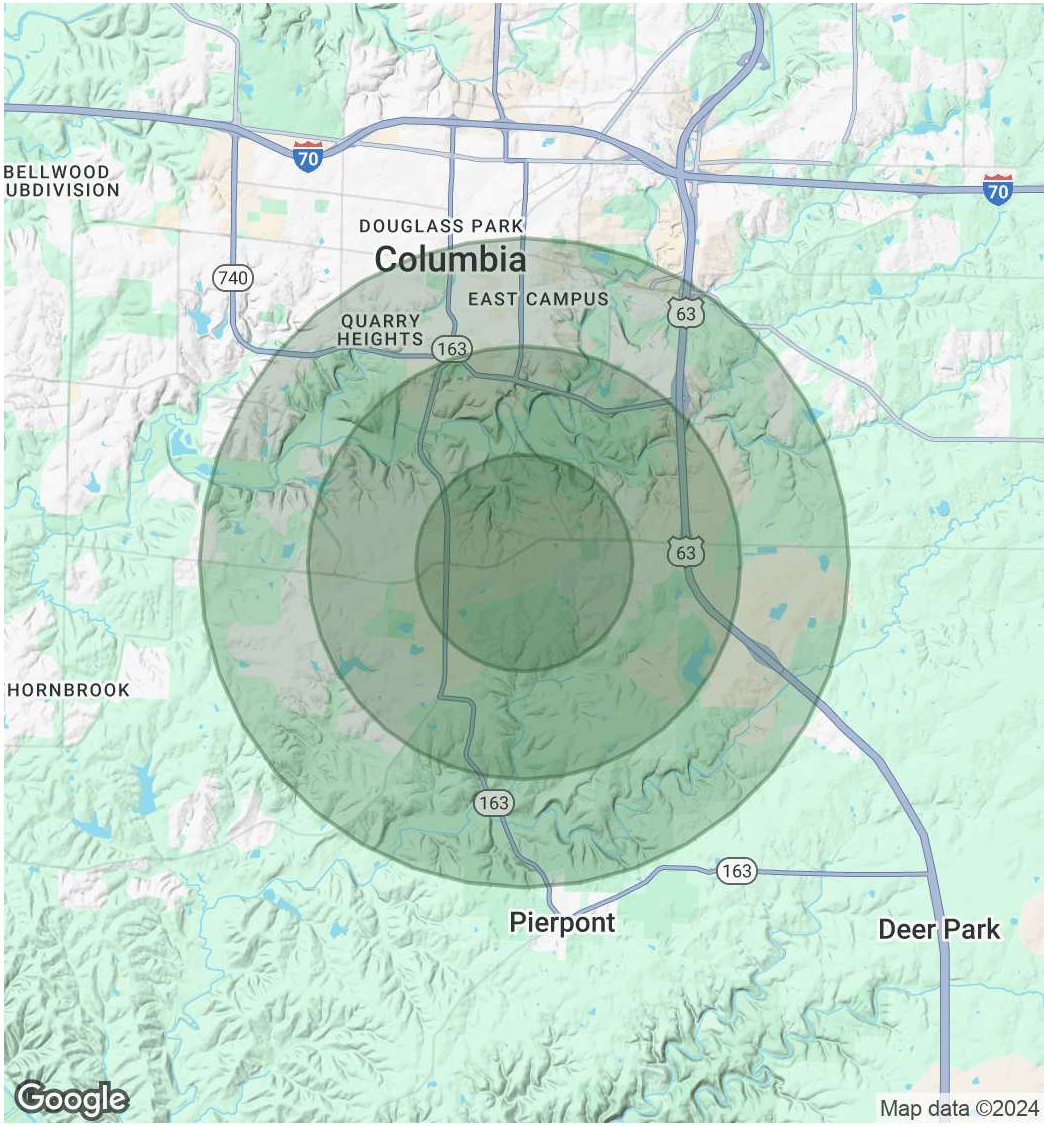
POPULATION	1 MILE	2 MILES	3 MILES
Total Population	5,905	22,338	52,269
Average Age	25.8	27.5	28.4
Average Age (Male)	28.9	26.6	27.7
Average Age (Female)	27.1	28.5	29.3

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	2,980	10,036	21,919
# of Persons per HH	2.0	2.2	2.4
Average HH Income	$45,663	$56,049	$62,755
Average House Value	$109,936	$137,880	$158,607

** Demographic data derived from 2020 ACS - US Census*



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