MALY
COMMERCIAL REALTY, INC

RETAIL PROPERTY FOR LEASE

3890 RANGE LINE ST - SUITE 107

COLUMBIA, MO 65202

GINA RENDE
GINA@MALYREALTY.COM
O: 573.443.3200
C: 314.477.4462

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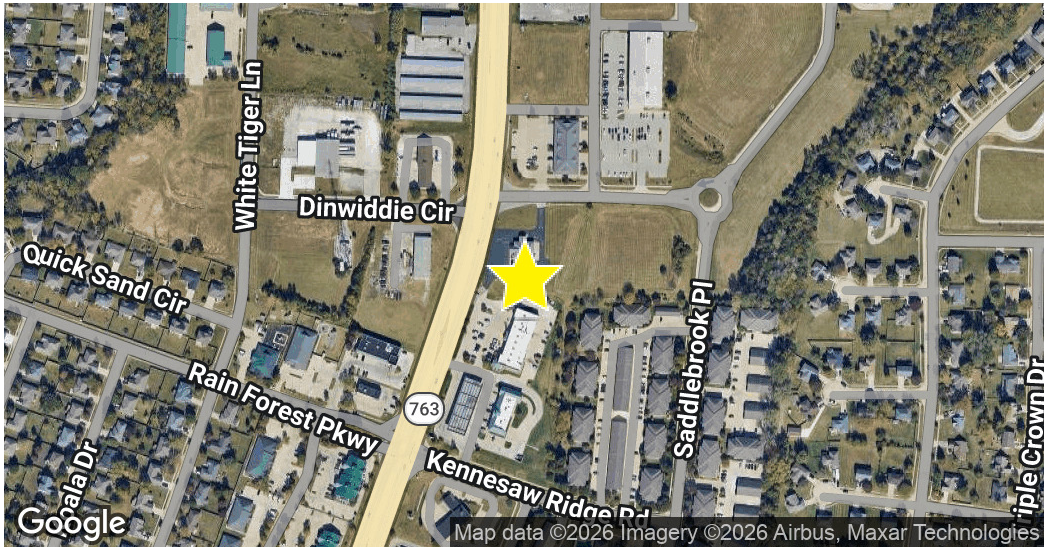

OFFERING SUMMARY

Available SF:	1,648 SF
Price / SF:	$18 NNN
Zoning:	C-P

PROPERTY OVERVIEW

Space is located off Range Line St, and is situated between China Moon and La Siesta

PROPERTY HIGHLIGHTS

- Rent on NNN Basis
- One ADA accessible restroom, a rear door, smooth concrete floors, white drop ceiling and drywall primed and ready for paint.
- Space approximately 64 ft deep x 26'10" in width
- Range Line St, N AADT: 7,272
- Range Line St, S AADT: 7,394

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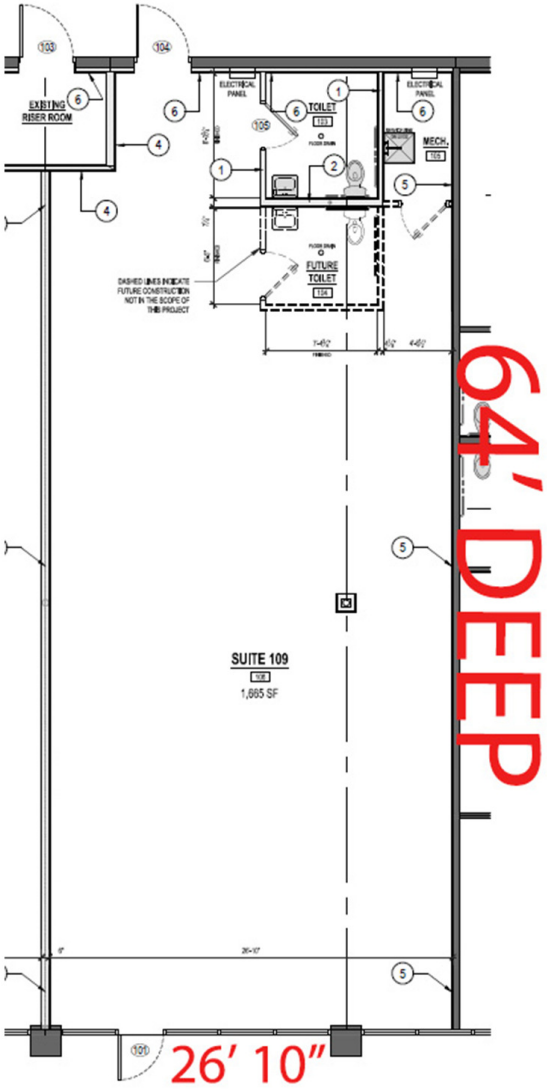

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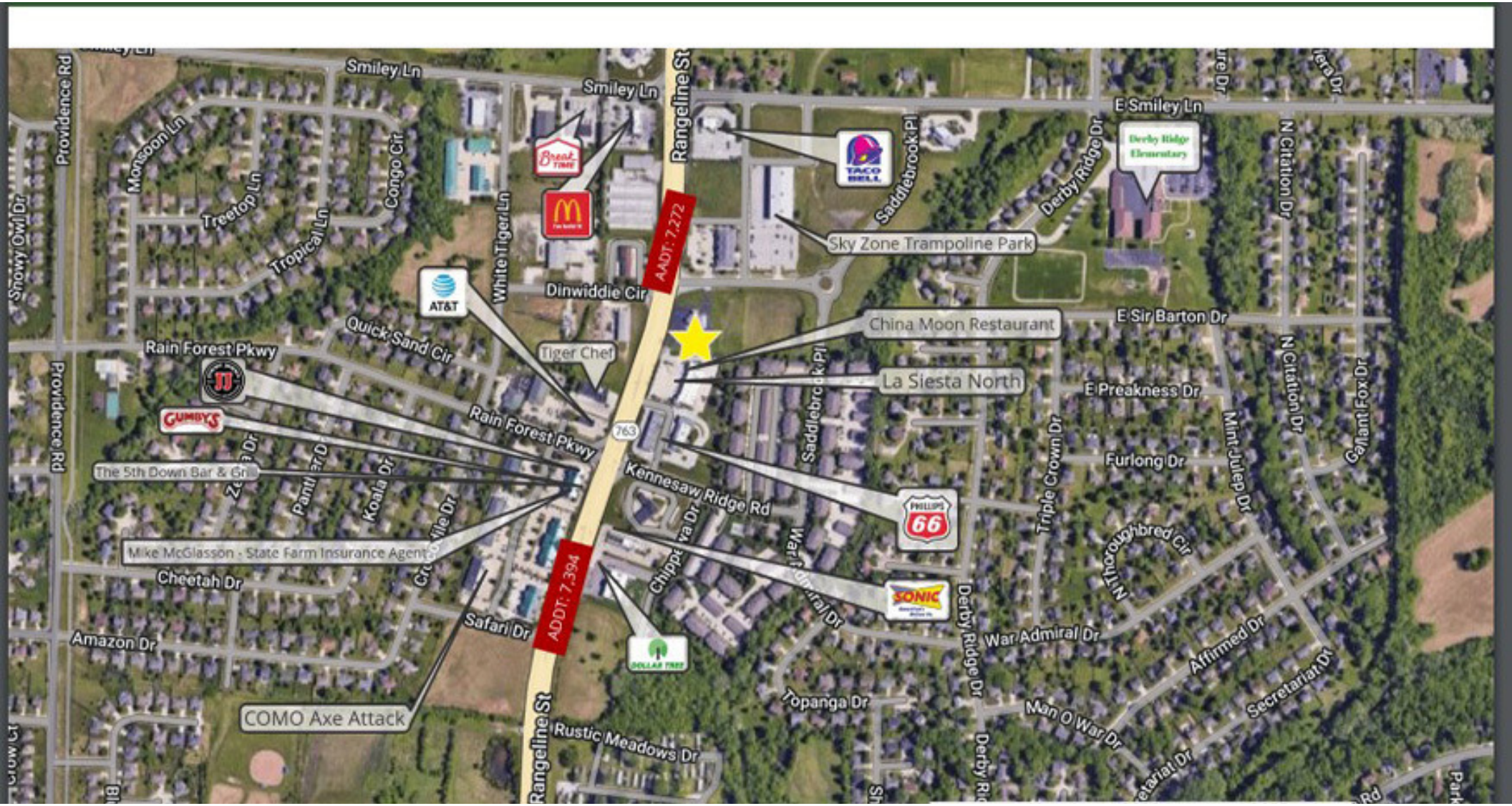

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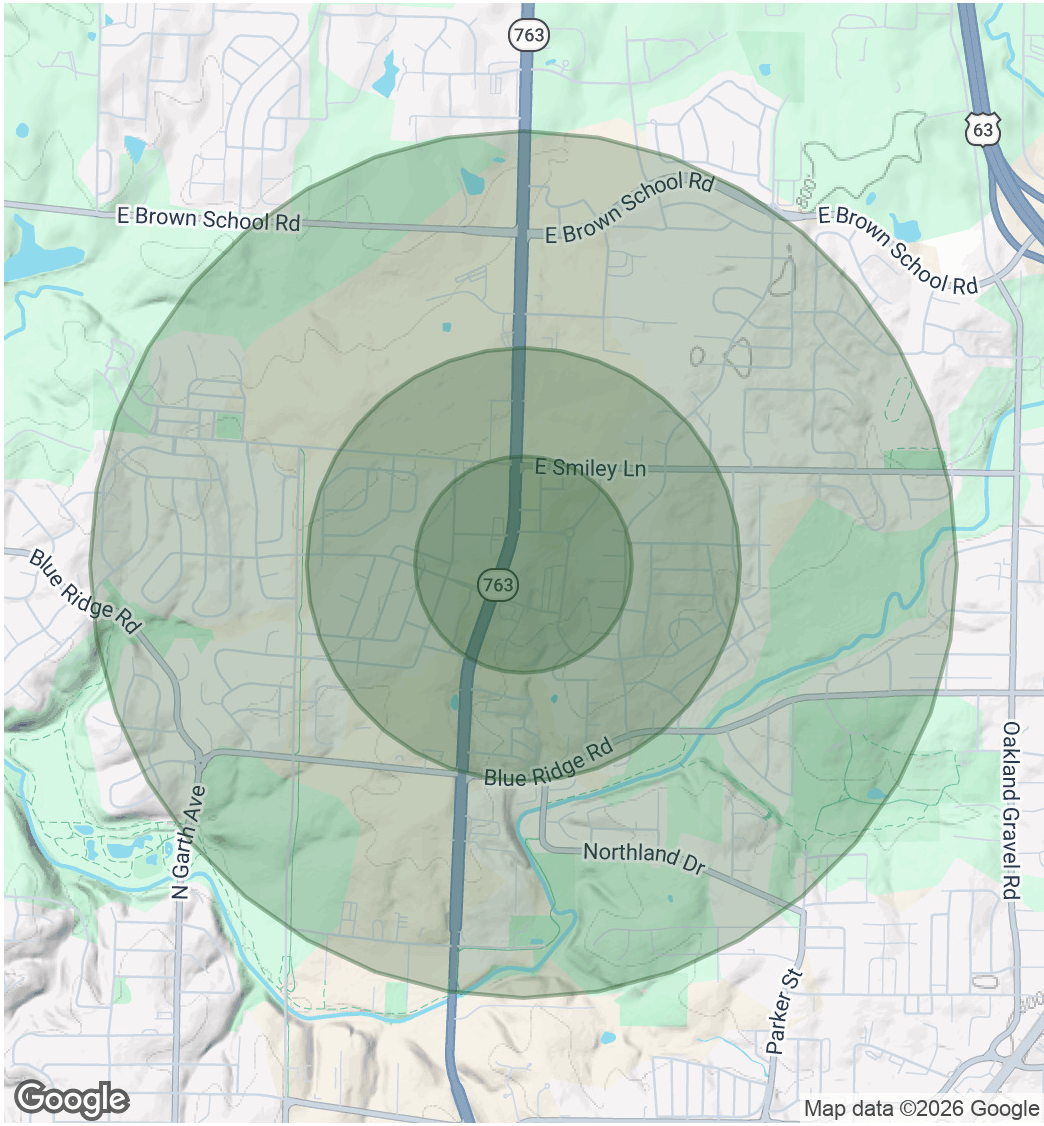
POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	701	2,411	7,197
Average Age	33.6	33.3	32.8
Average Age (Male)	36.1	35.9	34.2
Average Age (Female)	32.8	32.6	32.0

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	264	923	2,919
# of Persons per HH	2.7	2.6	2.5
Average HH Income	$82,322	$81,473	$75,451
Average House Value	$159,167	$164,659	$160,193

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



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