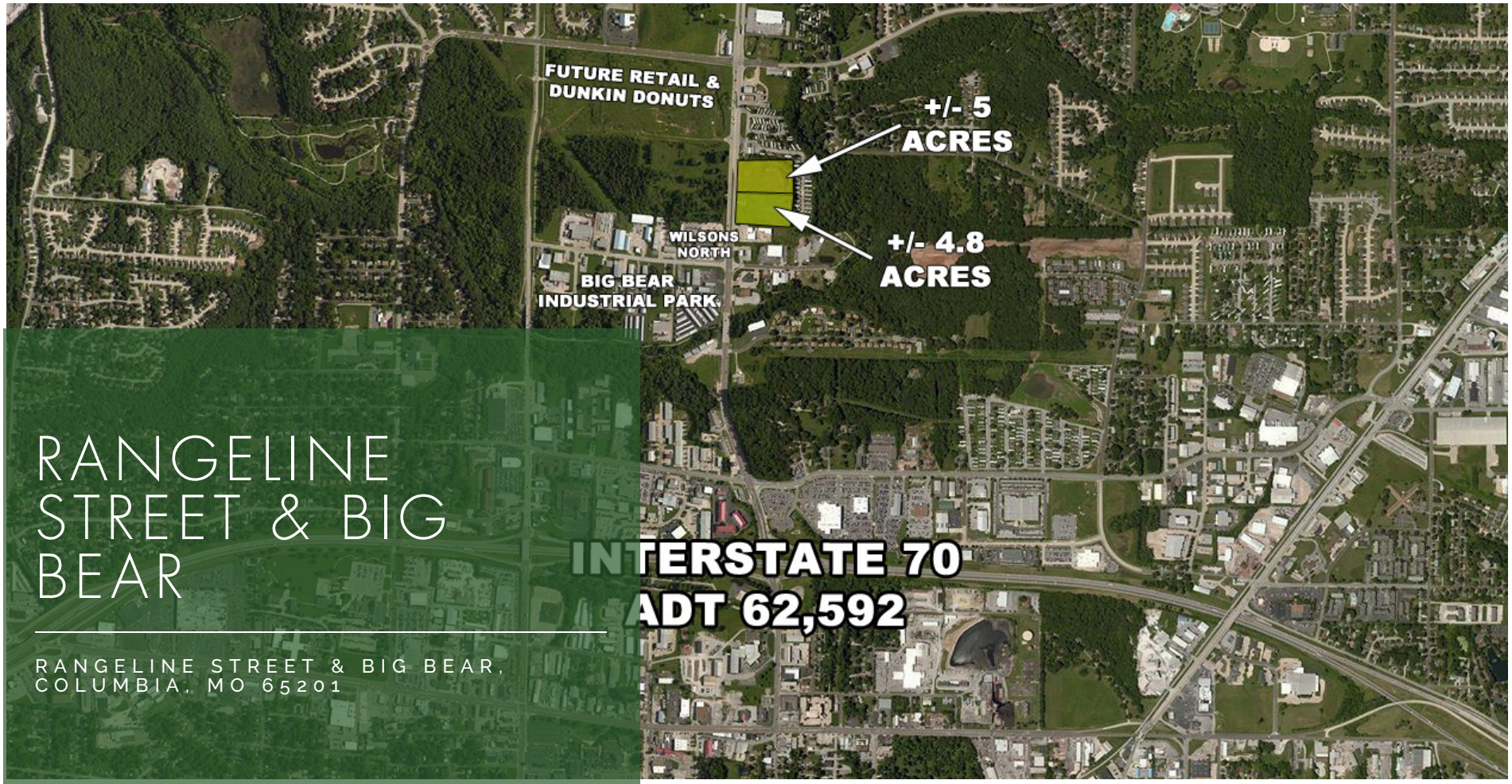
MALY
COMMERCIAL REALTY, INC

LAND FOR SALE



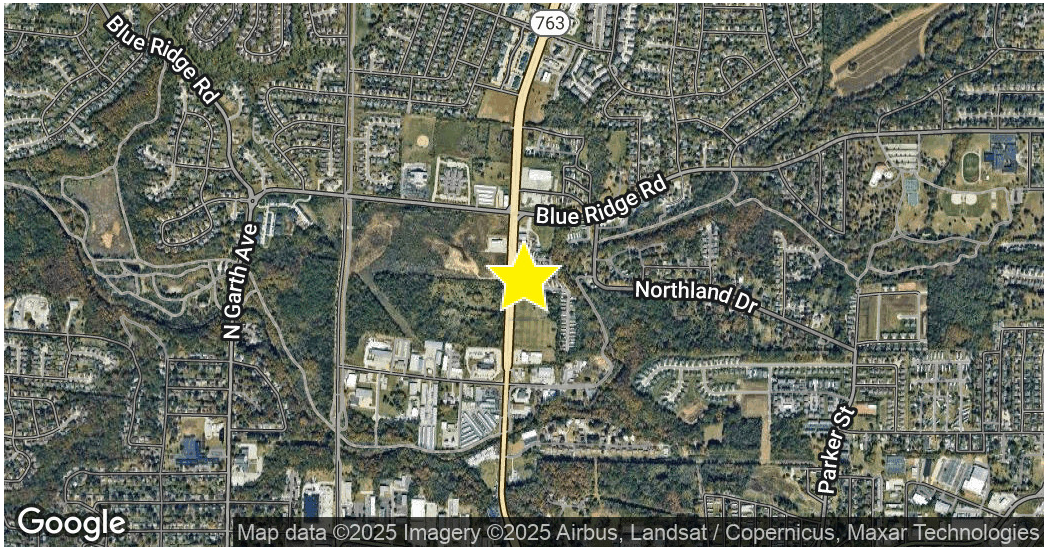
RANGELINE STREET & BIG BEAR

RANGELINE STREET & BIG BEAR,
COLUMBIA, MO 65201

MEL ZELENAK
MEL@MALYREALTY.COM
O: 573.443.3200
C: 573.999.3131

MALY
COMMERCIAL REALTY, INC

LAND FOR SALE



OFFERING SUMMARY

Sale Price:	$795,000
Lot Size:	5 Acres
Zoning:	I-G

PROPERTY OVERVIEW

+/- 5 acres of land off Range Line Street. Site offers relatively flat terrain with a variety of different potential development options. Ideal for industrial warehouse development but also offers close proximity to a high number of residential rooftops, which would be ideal for retail.

PROPERTY HIGHLIGHTS

- Size: +/- 5 acres
- Zoning: I-G Industrial
- Price: $795,000

MEL ZELENAK
MEL@MALYREALTY.COM
O: 573.443.3200
C: 573.999.3131

MALY
COMMERCIAL REALTY, INC

LAND FOR SALE

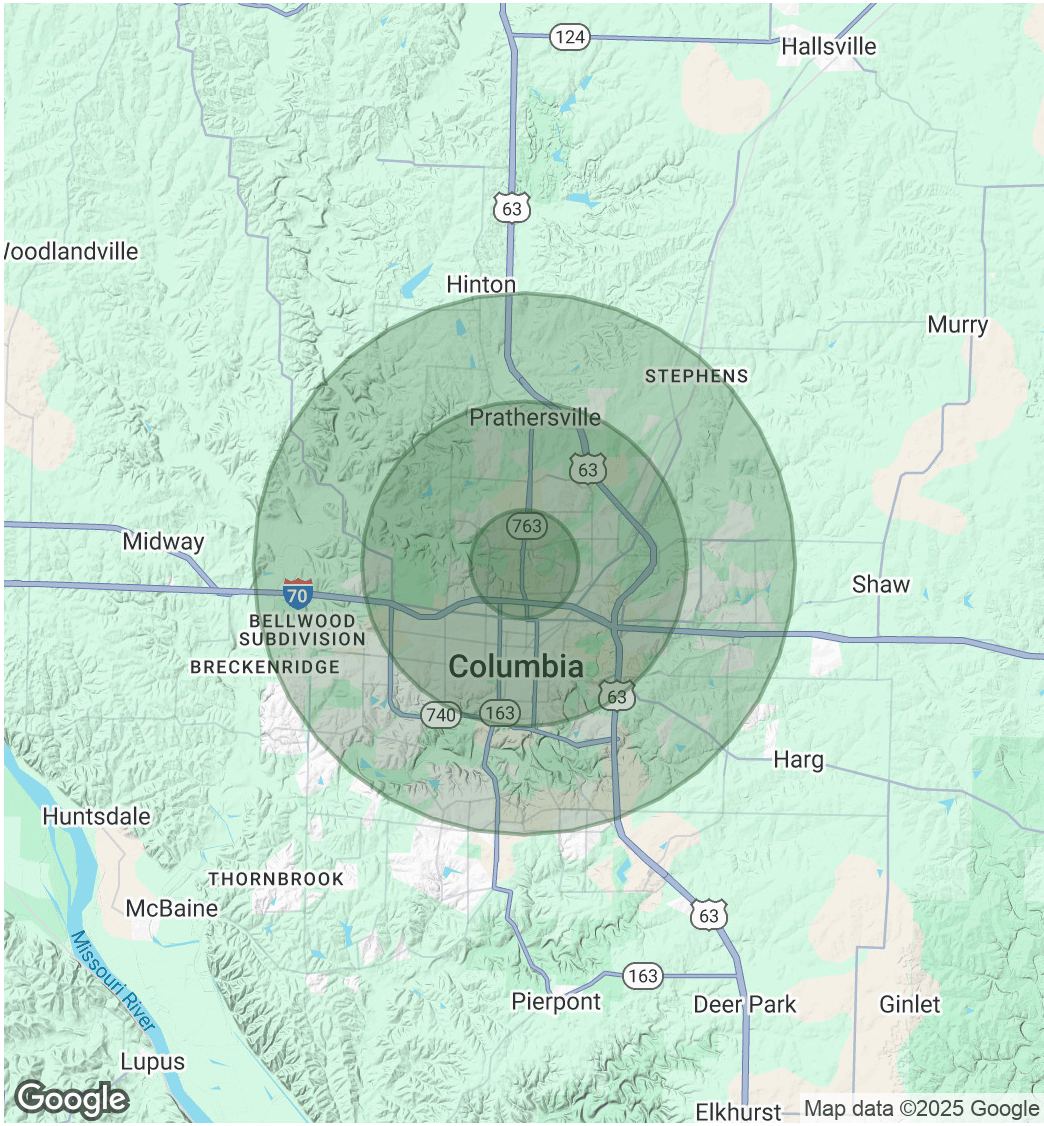
MEL ZELENAK
MEL@MALYREALTY.COM
O: 573.443.3200
C: 573.999.3131

MEL ZELENAK
MEL@MALYREALTY.COM
O: 573.443.3200
C: 573.999.3131

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,249	61,695	114,333
Average Age	37	34	35
Average Age (Male)	35	33	34
Average Age (Female)	38	34	36

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,494	23,969	46,806
# of Persons per HH	2.5	2.6	2.4
Average HH Income	$87,377	$70,096	$79,870
Average House Value	$237,396	$218,285	$247,213

Demographics data derived from AlphaMap



MEL ZELENAK
MEL@MALYREALTY.COM
O: 573.443.3200
C: 573.999.3131