

MUSC

MEDICAL OFFICE BUILDINGS



2750 LAUREL STREET

2601 LAUREL STREET

1655 BERNARDIN AVENUE

MACON LOVELACE, SIOR

Founding Partner | mlovelace@trinity-partners.com | 803.567.1431

ROGER WINN, SIOR

Founding Partner | rwinn@trinity-partners.com | 803.567.1455

BRADEN SHOCKLEY, SIOR

Director | bshockley@trinity-partners.com | 803.567.1373

LEASED BY



OWNED AND
MANAGED BY



COMPLEX DETAILS

Three building **126,002 RSF medical office building complex** located in Columbia Central Business District

Extensive common area renovations are now complete in all three building on all floors

\$28.00 per RSF Full Service

Adjacent to the **MUSC Health Columbia Medical Center campus** with a parking ratio of 5 spaces per 1,000 SF



FOR MORE INFO, CONTACT

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**TRINITY
PARTNERS**

LLIBRIDGE
VENTAS COMPAN

AVAILABILITIES

2750 LAUREL STREET

FULLY LEASED



2601 LAUREL



2601 LAUREL STREET

FLOOR	SUITE	RSF
1 st	110	4,830
1 st	130	2,425
1 st	150	1,797

1655 BERNARDIN STREET

FULLY LEASED



1655 BERNARDIN

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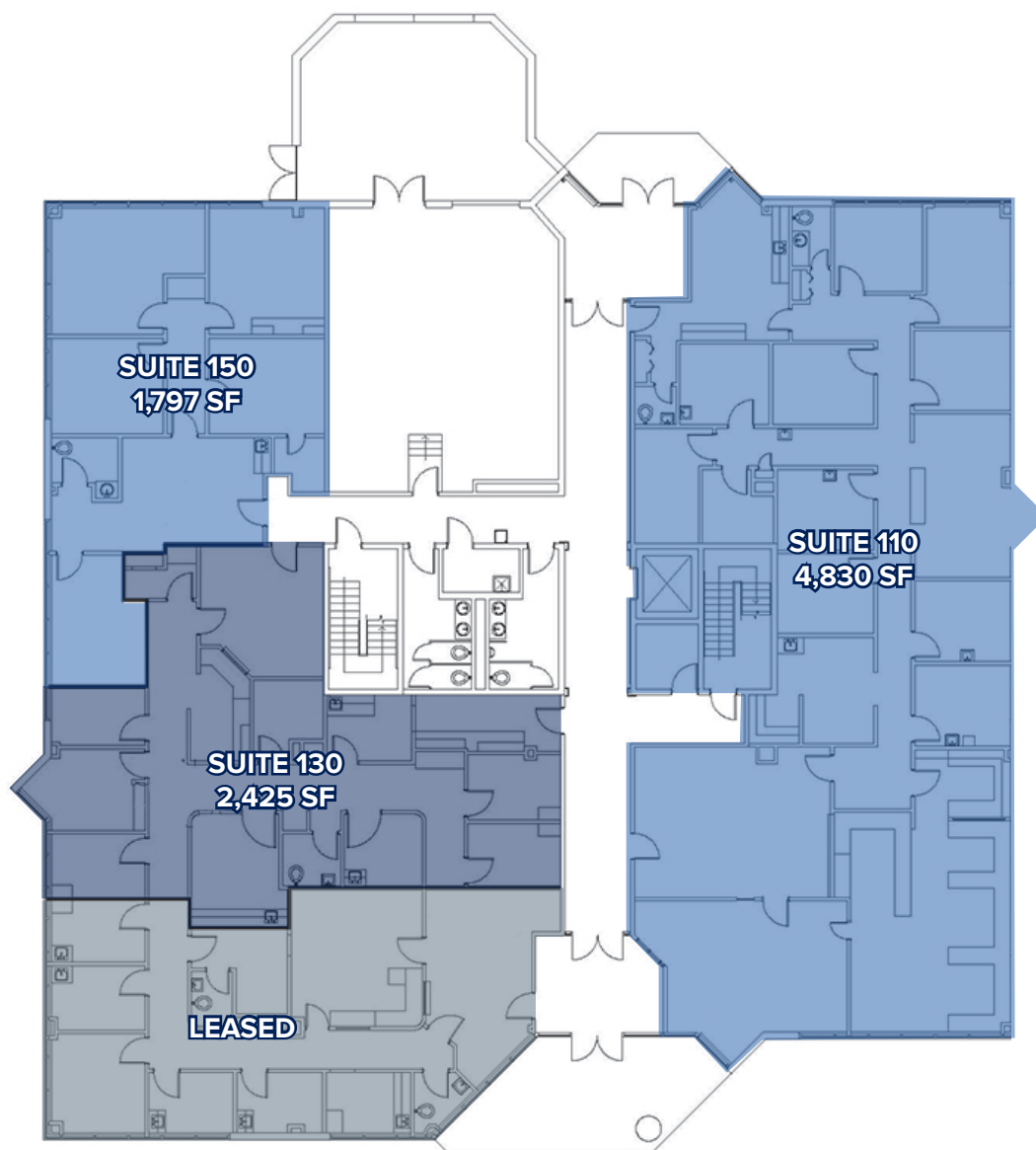
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MUSC MOB II - 2601 LAUREL STREET

FIRST FLOOR



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PARTNERS

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VENTAS COMPAN

COMMON AREA UPDATES AND FINISHES COMPLETED

UPDATES AT MUSC MOBs I AND III 1655 BERNARDIN AVENUE

- Common area walls and flooring
- Elevator flooring
- Common area bathrooms
- Door hardware
- Water fountains
- Artwork

- Signage
- Repainting stairwells
- Replacing stairwell treads

UPDATES AT MUSC MOB II 2750 LAUREL STREET AND 1655 BERNARDIN AVENUE

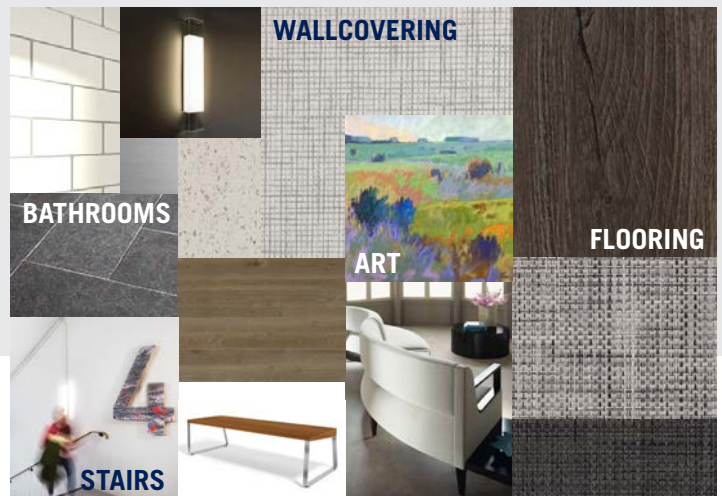
- Common area ceiling tiles
- Elevator flooring
- Common area bathrooms
- Door hardware
- Signage

- Repainting stairwells
- Replacing stairwell treads
- Artwork

FINISHES AT MUSC MOB I



FINISHES AT MUSC MOB II



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TRINITY
PARTNERS

LLIBRIDGE
VENTAS COMPAN

INTERIOR RENOVATIONS
BEFORE AND AFTER

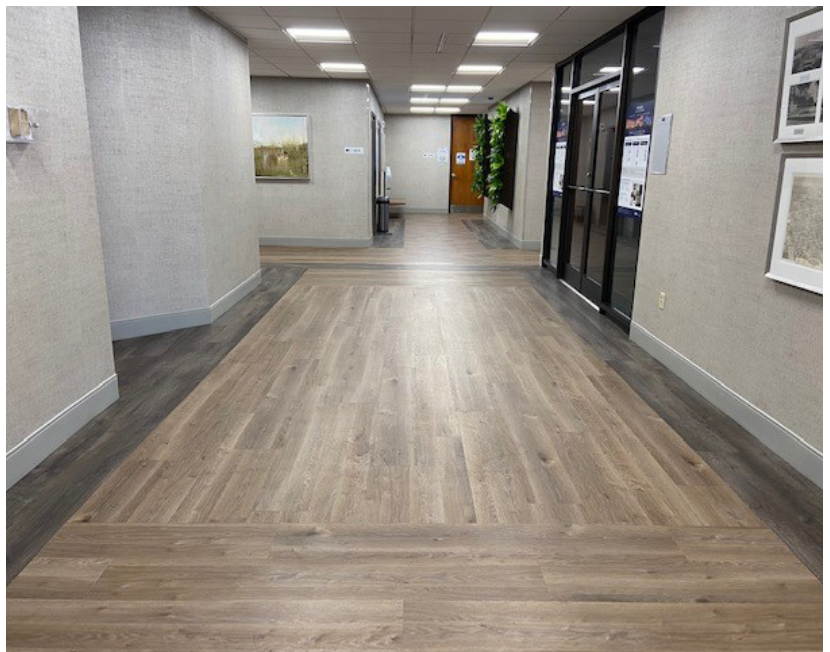
PMOB I

1ST FLOOR

BEFORE



AFTER



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TRINITY
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INTERIOR RENOVATIONS
BEFORE AND AFTER

PMOB I

2ND FLOOR

BEFORE



AFTER



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