

1404 Atlas Road

COLUMBIA, SC 29209



\$10,000 Bonus

\$10,000 bonus to a tenant's rep for a lease signed

Property Highlights

- Flex Space for Sale or Lease
- Light Industrial Zoning
- Close proximity to I-77, I-26 and I-20
- 18'-25' Ceiling Heights
- 1 Dock
- 1 Drive-In
- 5 Box Truck Height Docks
- 27,306 SF Warehouse (Can be leased separately)
- 26,313 SF Showroom and Offices
- 74 Parking Spaces
- Power - 1,000 Amps, 3 Phase
- Lease Rate: \$5.90/SF NNN
- TICAM: \$1.33/SF
- Sale Price: \$2,900,000



CONTACT:

GEORGE MCCUTCHEN | Principal | gmccutchen@wilsonkibler.com | 803.463.9040

JAMES ROGERS | Principal | james.rogers@wilsonkibler.com | 803.255.8621

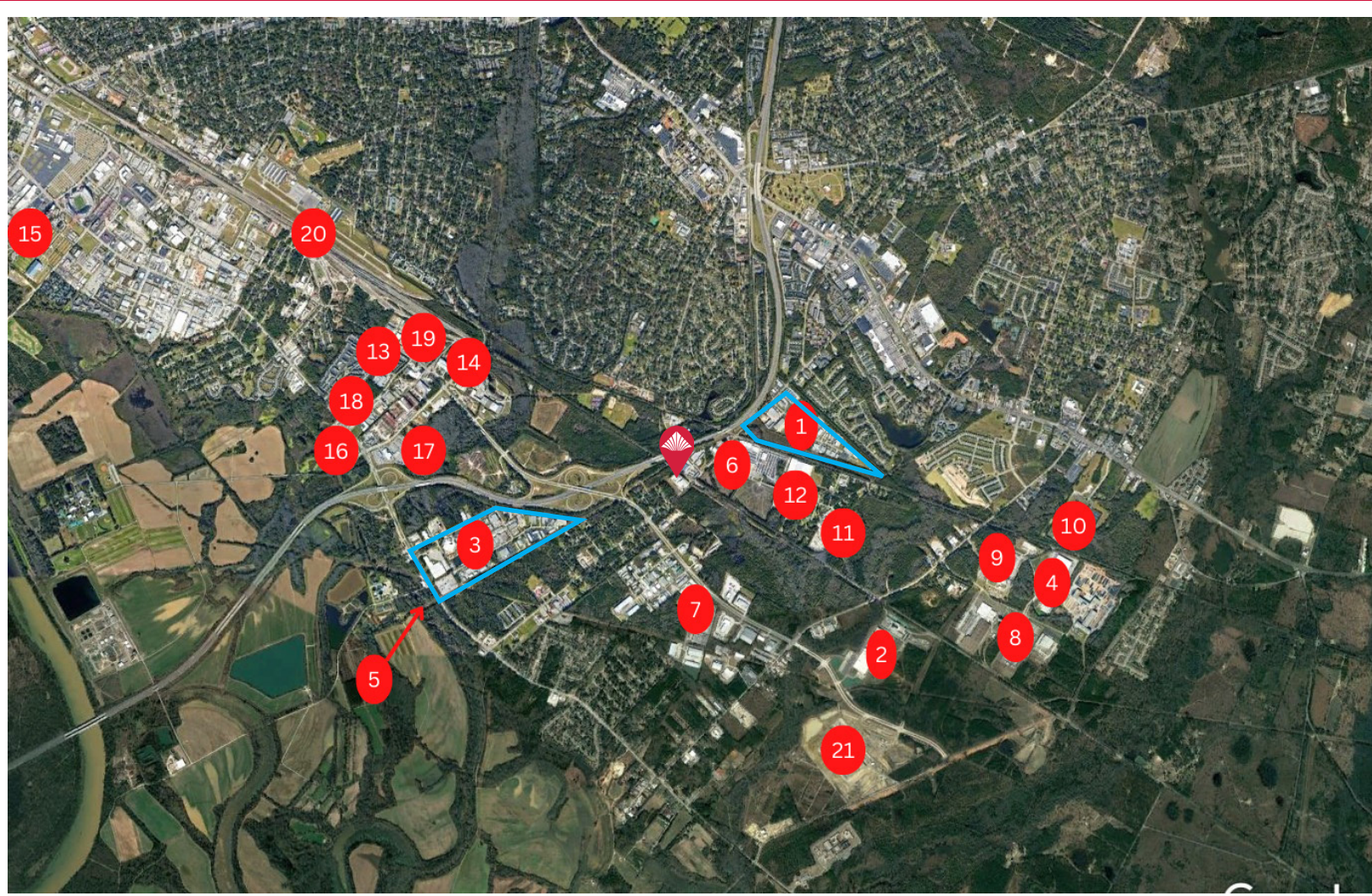
WILSON KIBLER | 1545 SUMTER STREET #200, COLUMBIA, SC 29201

803.779.8600 | WILSONKIBLER.COM



The information contained herein has been obtained from sources we believe to be reliable; however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided.

Available



- | | |
|--------------------------------|-------------------------------------|
| 1. Atlas Court Industrial Park | 12. Southern Wine and Spirits |
| 2. Jushi USA | 13. Owen Steel |
| 3. Thermal Engineering Corp. | 14. Chatham Steel |
| 4. American Spiralweld | 15. ABC Supply |
| 5. Columbia Industrial Park | 16. Love's |
| 6. Dealers Auto Auction | 17. T/A |
| 7. Fed-Ex | 18. Tyson Foods |
| 8. McEntire Produce | 19. SeaHunt Boats |
| 9. Mars Petcare | 20. Norflok Southern Rail Depot |
| 10. Sysco Columbia | 21. Mark Anthony Brewing/White Claw |
| 11. Rinker Materials | |

CONTACT:

GEORGE MCCUTCHEN | Principal | gmccutchen@wilsonkibler.com | 803.463.9040

WILSON KIBLER | 1545 SUMTER STREET #200, COLUMBIA, SC 29201
803.779.8600 | WILSONKIBLER.COM



The information contained herein has been obtained from sources we believe to be reliable; however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided.