

# OFFICE/RETAIL AT COLUMBIA TOWN SQUARE

4,224 SF AVAILABLE

SUITE 101 1,400 SF  
SUITE 201 1,412 SF  
SUITE 301 1,412 SF



# 803 S MAIN ST / OVERVIEW



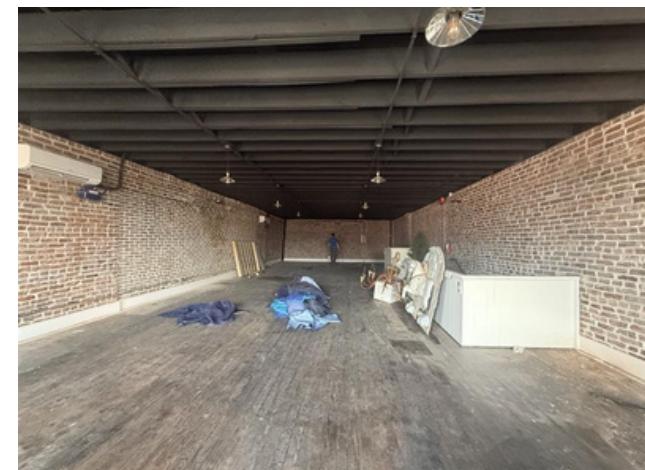
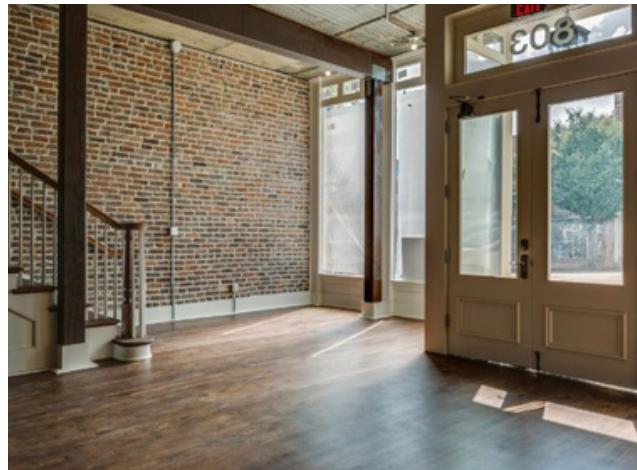
## PROPERTY FEATURES

<b>ADDRESS</b>	803 S Main St, Columbia TN 37018
<b>BUILDING SIZE</b>	4,224 SF
<b>SUITE 101</b>	1,400 SF
<b>SUITE 201</b>	1,412 SF
<b>SUITE 301</b>	1,412 SF
<b>USE</b>	Office or Retail
<b>RATE</b>	\$28 NNN
<b>REMODEL</b>	2019

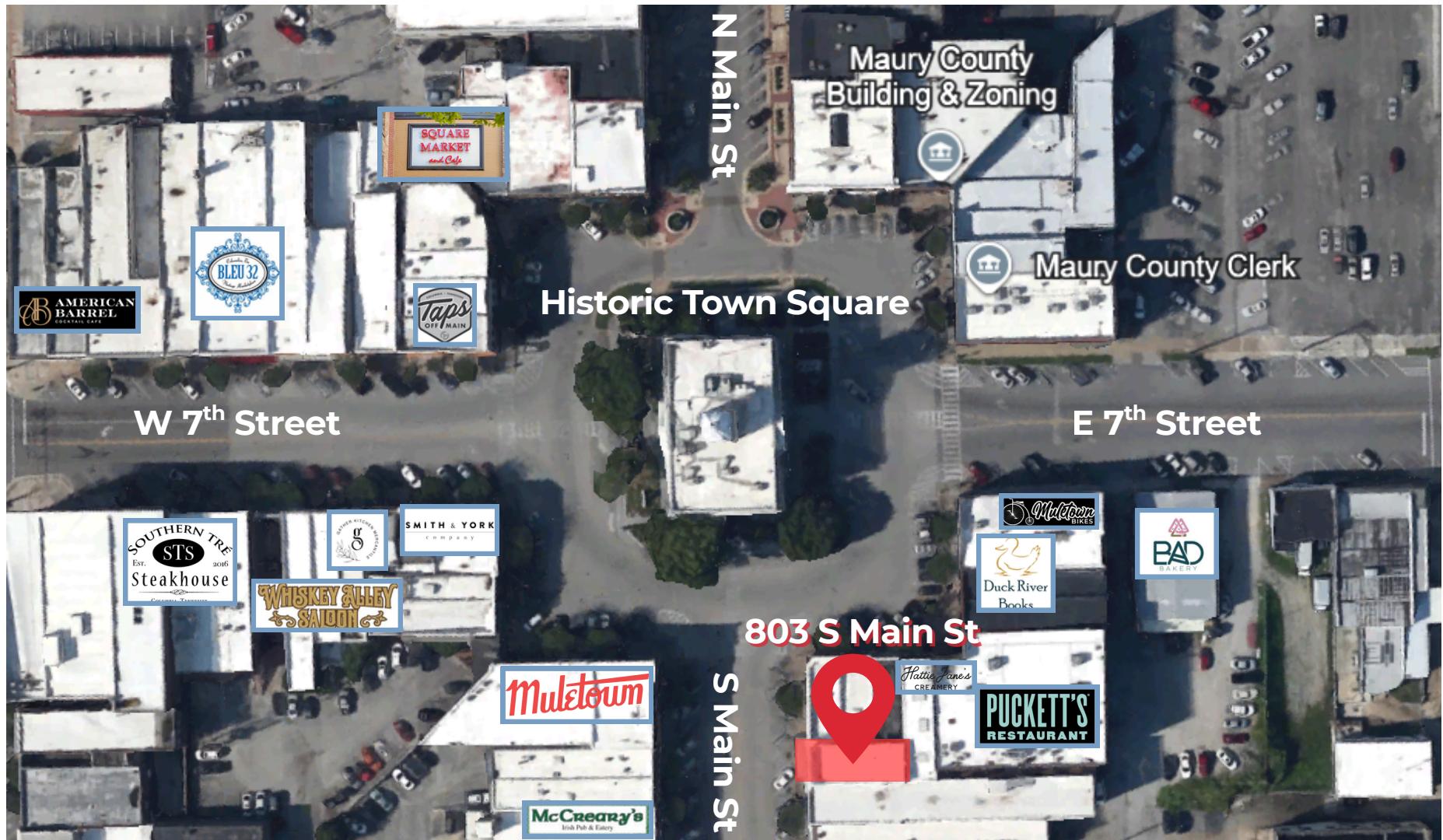
## PROPERTY HIGHLIGHTS

- 4,224 SF beautifully restored three-story historic building with three separate combinable suites
- Fully remodeled in 2017 (new roof, HVAC, plumbing, interior)
- Open floor plan, exposed brick walls, soaring ceilings, abundant natural light
- Prominent Main Street frontage with high visibility and walkability
- Steps from Muletown Coffee, Southern Tre Steakhouse, Puckett's, and more

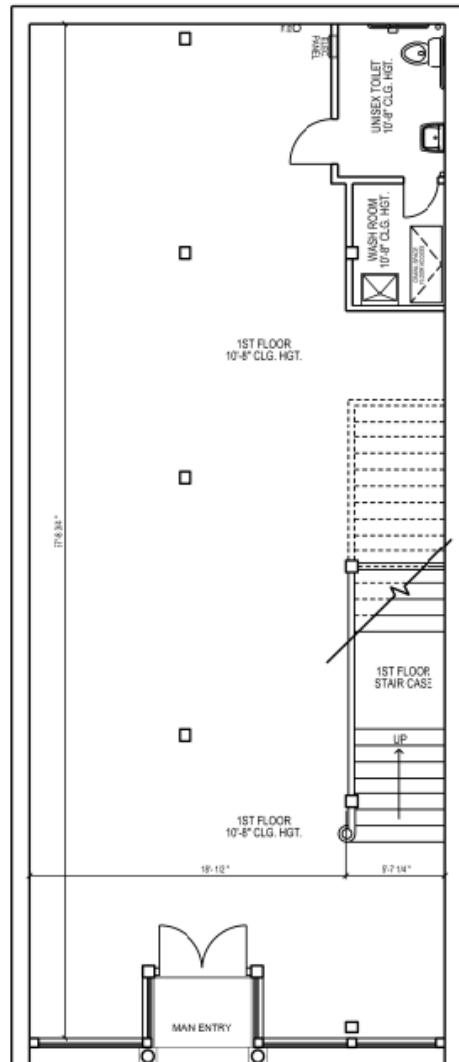
# 803 S MAIN ST / ADDITIONAL IMAGES



# 803 S MAIN ST / LOCATION

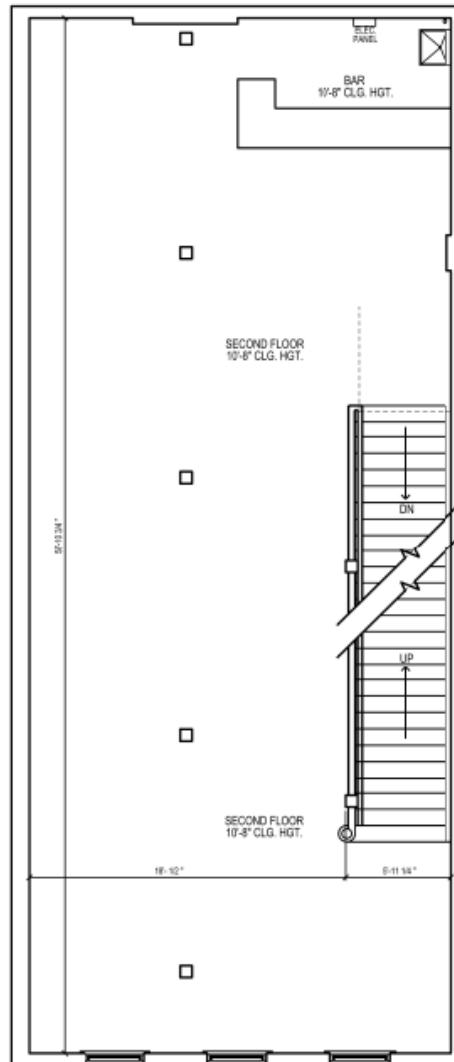


# 803 S MAIN ST / FLOOR PLAN



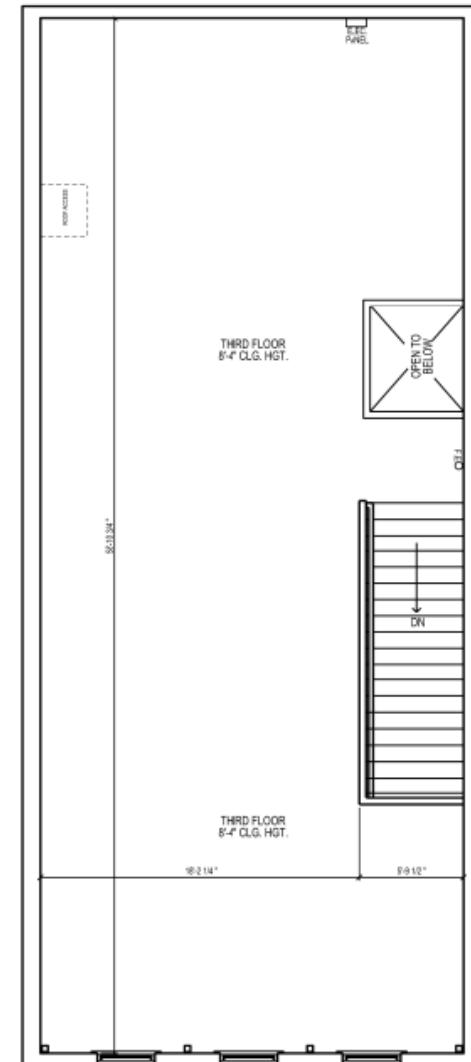
**1st Floor 1,400 SF**

1 FIRST FLOOR  
SCALE: 1/4"=1'-0"



**2nd Floor 1,412 SF**

2 SECOND FLOOR  
SCALE: 1/4"=1'-0"



**3rd Floor 1,412 SF**

3 THIRD FLOOR  
SCALE: 1/4"=1'-0"

## FOR MORE INFORMATION:

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