



Retail space available for lease



2,336 sf



Two new ADA compliant restrooms, HVAC, 200 amp electrical panel, lighting and ceiling grid, have been installed by Landlord



Tenants include, USPS, H&R Block, Nashco Furniture, and Foodland



Plenty of parking available



\$25/sf NNN



Traffic count: 14,344



TI available

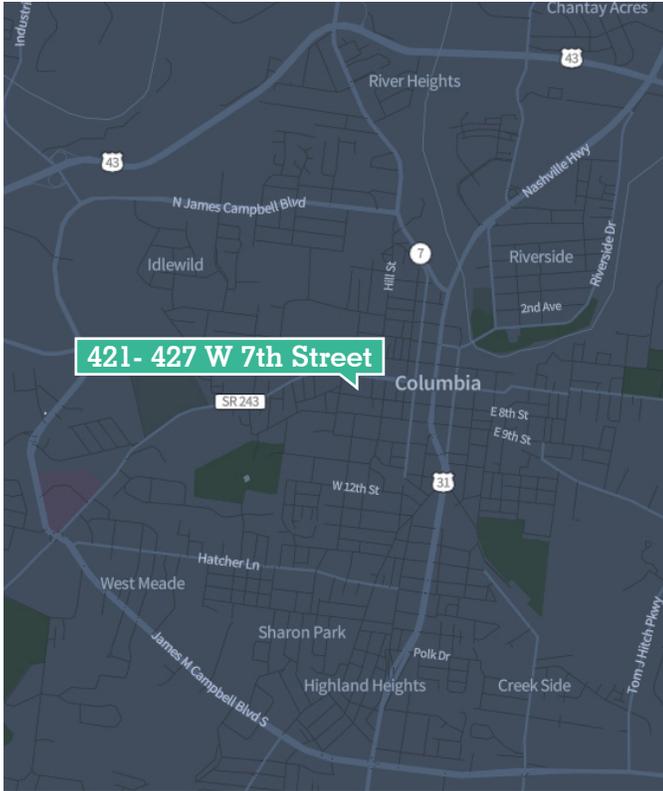
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Location



Columbia area overview:

Columbia, Tennessee, known as the “Mule Capital of the World,” is a thriving and fast-growing city located just 45 minutes south of Nashville. The area blends historic charm with modern development, attracting both residents and businesses seeking the perfect balance of small-town feel and big-city access.

With convenient access to I-65 and U.S. 31, Columbia connects easily to Nashville, Spring Hill, and Franklin, offering a strategic location for growth and opportunity. A steady influx of new businesses, retail centers, and mixed-use developments continues to drive traffic and investment across Maury County.

Maury County statistics:



111,349
Population



45,199
Households



\$121,966
Household income



3%
Unemployment rate

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