

1511  
KEY ROAD

FOR LEASE

# 1511 Key Road COLUMBIA, SC 29201

📍 SUBMARKET: SOUTHEAST COLUMBIA

## ±25,000 SF Industrial Lease Opportunity

**CONSTRUCTION:** Pre-Engineered metal building

**LIGHTING:** T5 high-bay

**FIRE SUPPRESSION:** ESFR system

**DOORS:** (3) dock-high doors, (1) drive-in door, (2) short truck doors

**CEILING HEIGHT:** 24' clear, 26' center

**YEAR BUILT:** 2007

**ZONING:** HI, (Heavy Industrial) - Richland County

**LEASE RATE:** \$7.50 PSF, NNN



### FOR MORE INFO, CONTACT

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**JAKE NIDIFFER** | Brokerage Associate | [jnidiffer@trinity-partners.com](mailto:jnidiffer@trinity-partners.com) | 803-567-1324

TRINITY PARTNERS | 1556 MAIN STREET, SUITE 200 COLUMBIA, SC 29201 | [TRINITY-PARTNERS.COM](http://TRINITY-PARTNERS.COM)

The information contained herein was obtained from sources believed reliable; however, Trinity Partners makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.

**TRINITY  
PARTNERS**

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## LOCATION

SITUATED IN THE HEAVY INDUSTRIAL CORRIDOR OF SOUTHEAST COLUMBIA, MINUTES FROM DOWNTOWN COLUMBIA, I-77 & I-26.



**WILLIAMS-BRICE  
STADIUM**

**SHOP ROAD**

**JIM HAMILTON-L. B.  
OWENS AIRPORT**

**KEY ROAD**

**1511  
KEY ROAD**

**BLUFF ROAD**

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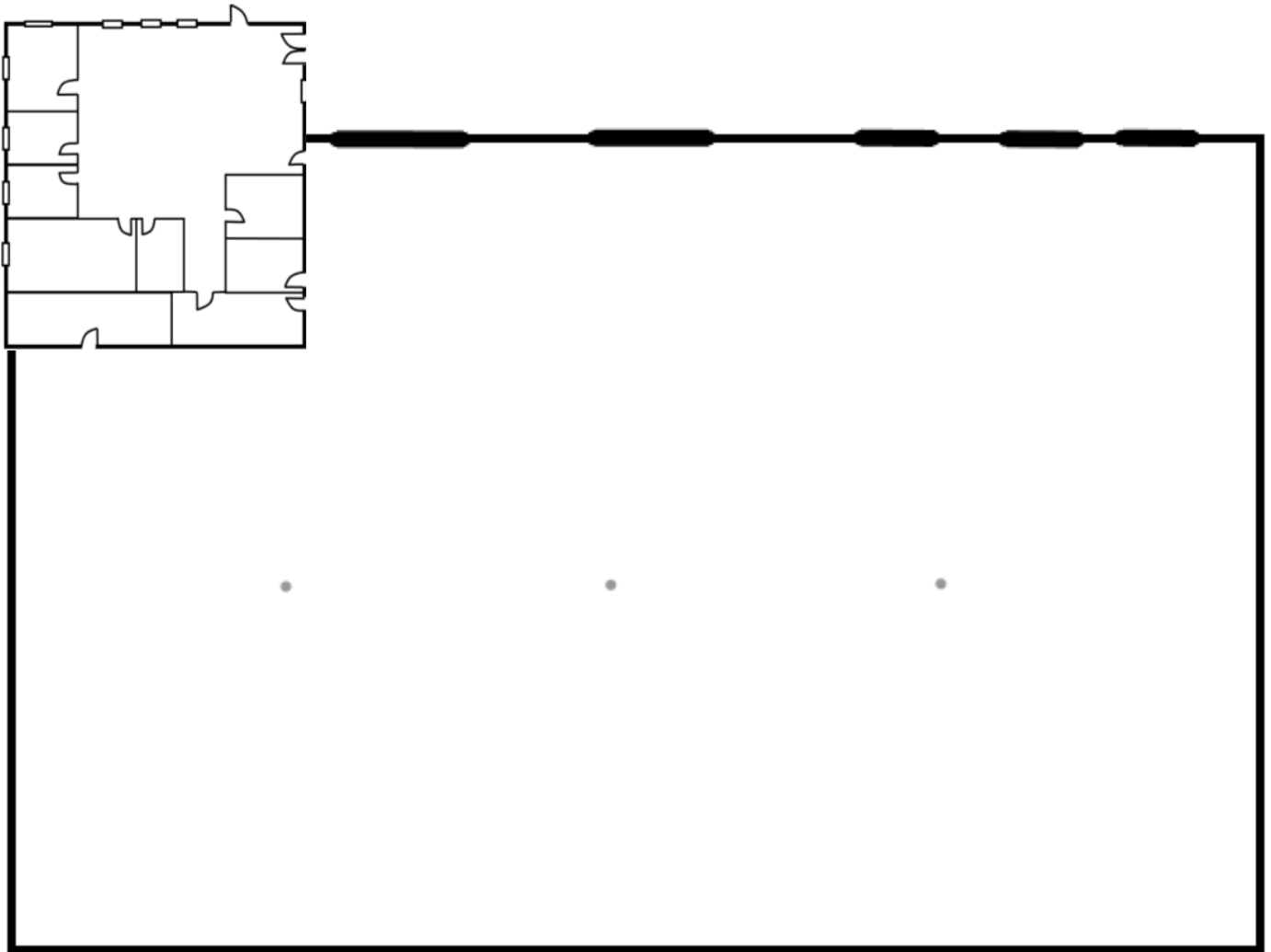
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**OFFICE:** ±2,745 SF

**WAREHOUSE:** ±22,255



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