

FOR LEASE

4100 N Main Street COLUMBIA, SC 29203

📍 SUBMARKET: NORTH COLUMBIA

±3,600 SF First Floor Medical Office Available for Lease

Major Interior & Exterior Improvements Completed

- Exterior Paint
- New Roof
- Facade & Awning Renovation
- Parking Lot Resealed & Striped

Major Interior & Exterior Improvements Currently Underway

- Common Area Improvements
- New Landscaping

TOTAL BUILDING SIZE: 17,600 SF

PARKING: 4.8 Spaces /1,000 SF

LEASE RATE: \$20.00/SF Full Service



COMMON AREA RENOVATIONS



FOR MORE INFO, CONTACT

ROGER WINN, SIOR | Partner | rwinn@trinity-partners.com | 803-567-1455

BRADEN SHOCKLEY | Associate Broker | bshockley@trinity-partners.com | 803-567-1373

TRINITY PARTNERS | 1556 MAIN STREET, SUITE 200 COLUMBIA, SC 29201 | 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.



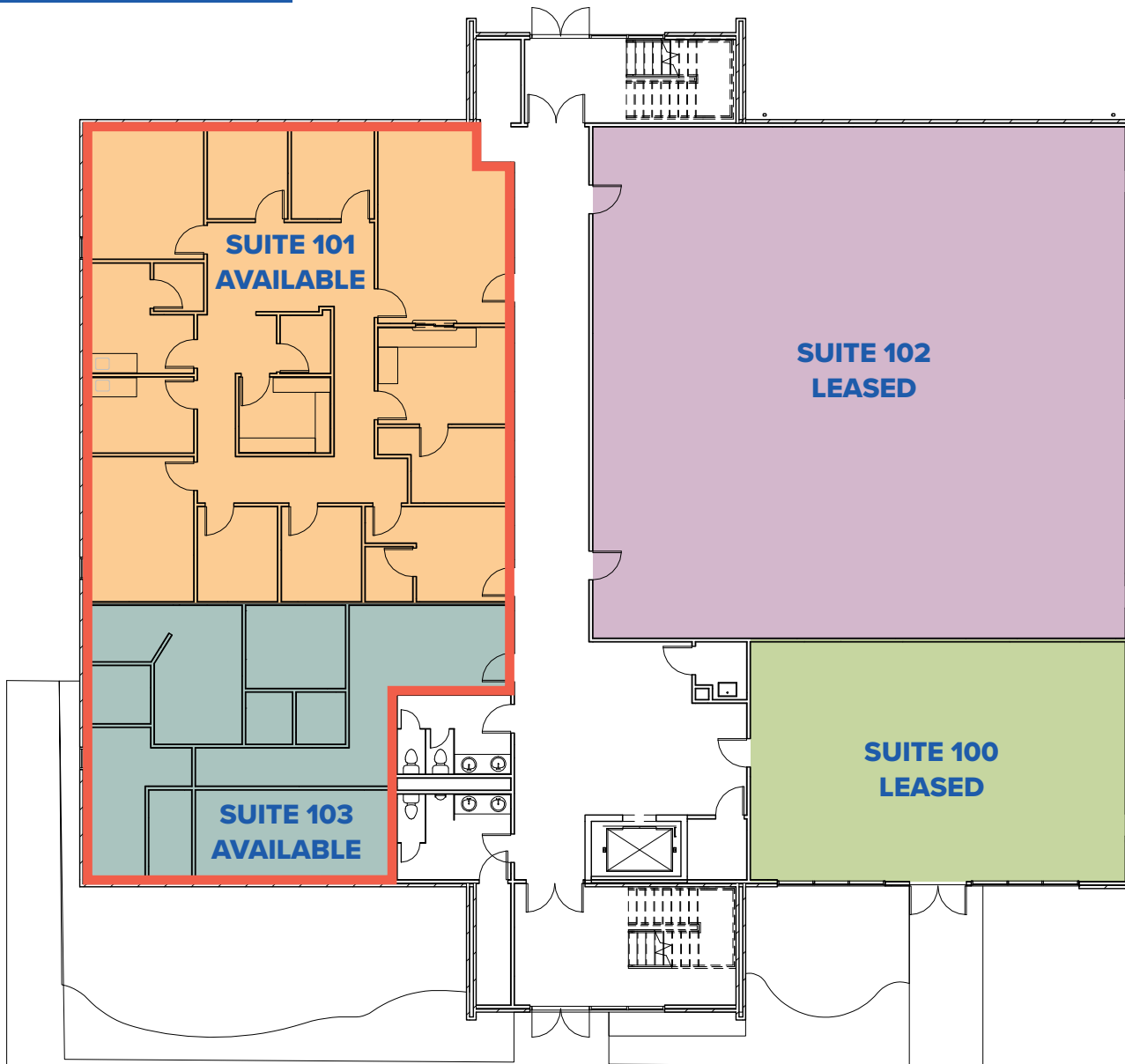
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FIRST FLOOR



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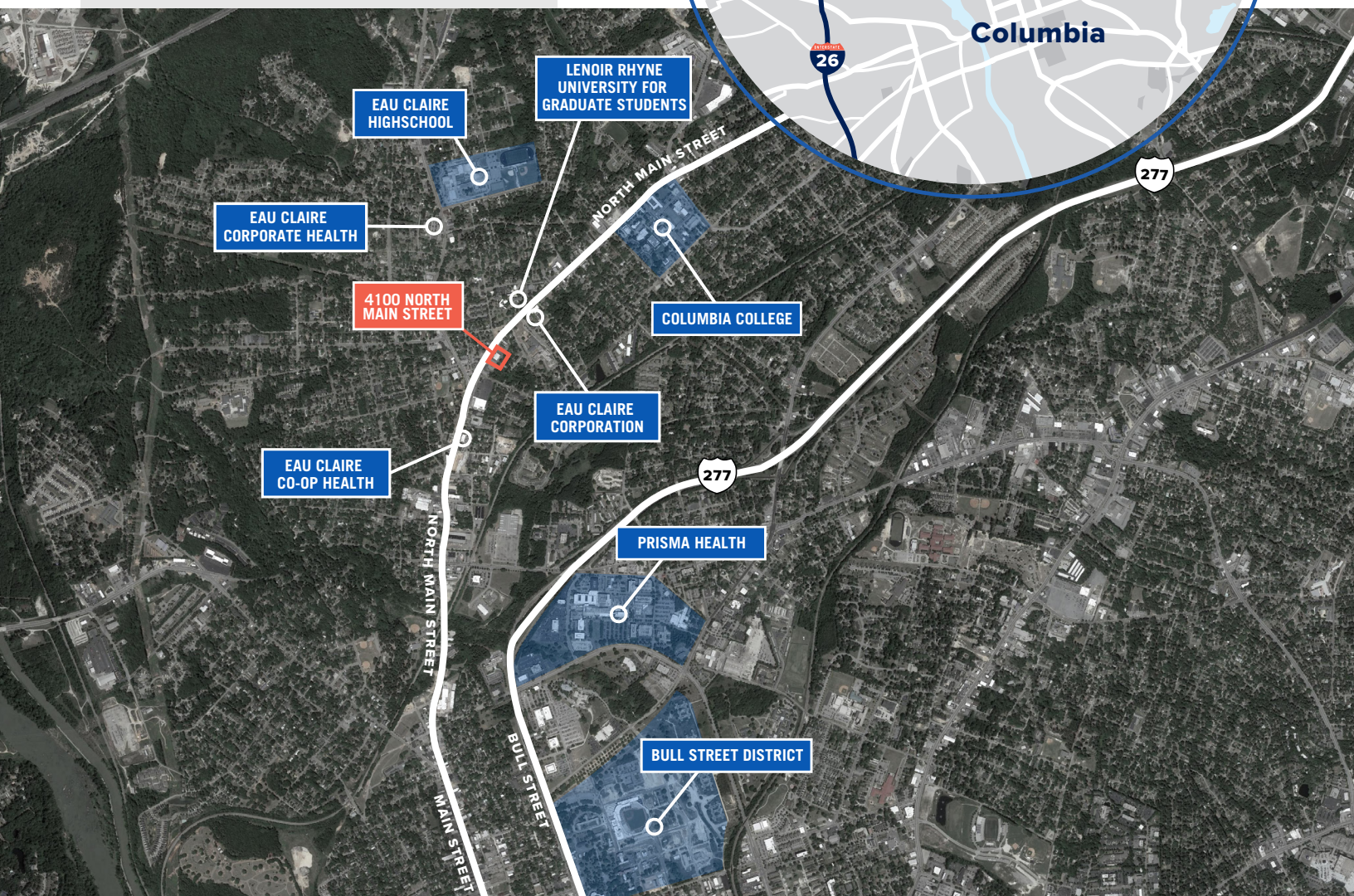
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LOCATION

TWO MILES FROM I-20 INTERSTATE

CLOSE PROXIMITY TO PRISMA
HEALTH, EAU CLAIRE HIGH
SCHOOL & COLUMBIA COLLEGE



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