

# 713 N GARDEN STREET

COMMERCIAL  
IN DOWNTOWN COLUMBIA



**2,670 SF AVAILABLE**

**FREELAND**  
CRE

# 713 N GARDEN ST / OVERVIEW



## PROPERTY FEATURES

<b>ADDRESS</b>	713 N Garden St, Columbia TN 38401
<b>BUILDING SIZE</b>	2,670 SF
<b>USE</b>	Commercial Retail or Office
<b>RATE</b>	\$25 NNN
<b>REMODEL</b>	2019

## PROPERTY HIGHLIGHTS

- 2,670 SF blank slate historic brick building to create a rare opportunity for prime retail, restaurant (currently has in-ground grease trap and 400-amp electrical), or office.
- Open floor plan, two bathrooms, exposed brick walls, tall ceilings, renovated with new HVAC and lighting
- Prominent Garden Street frontage with high visibility & walkability to Historic Downtown Columbia Square - 26,560 VPD
- Steps from Southern Tre Steakhouse, Whiskey Alley Saloon, The Bourbon Gospel, and more

# 713 N GARDEN ST / ADDITIONAL IMAGES

## CURRENTLY EMPTY



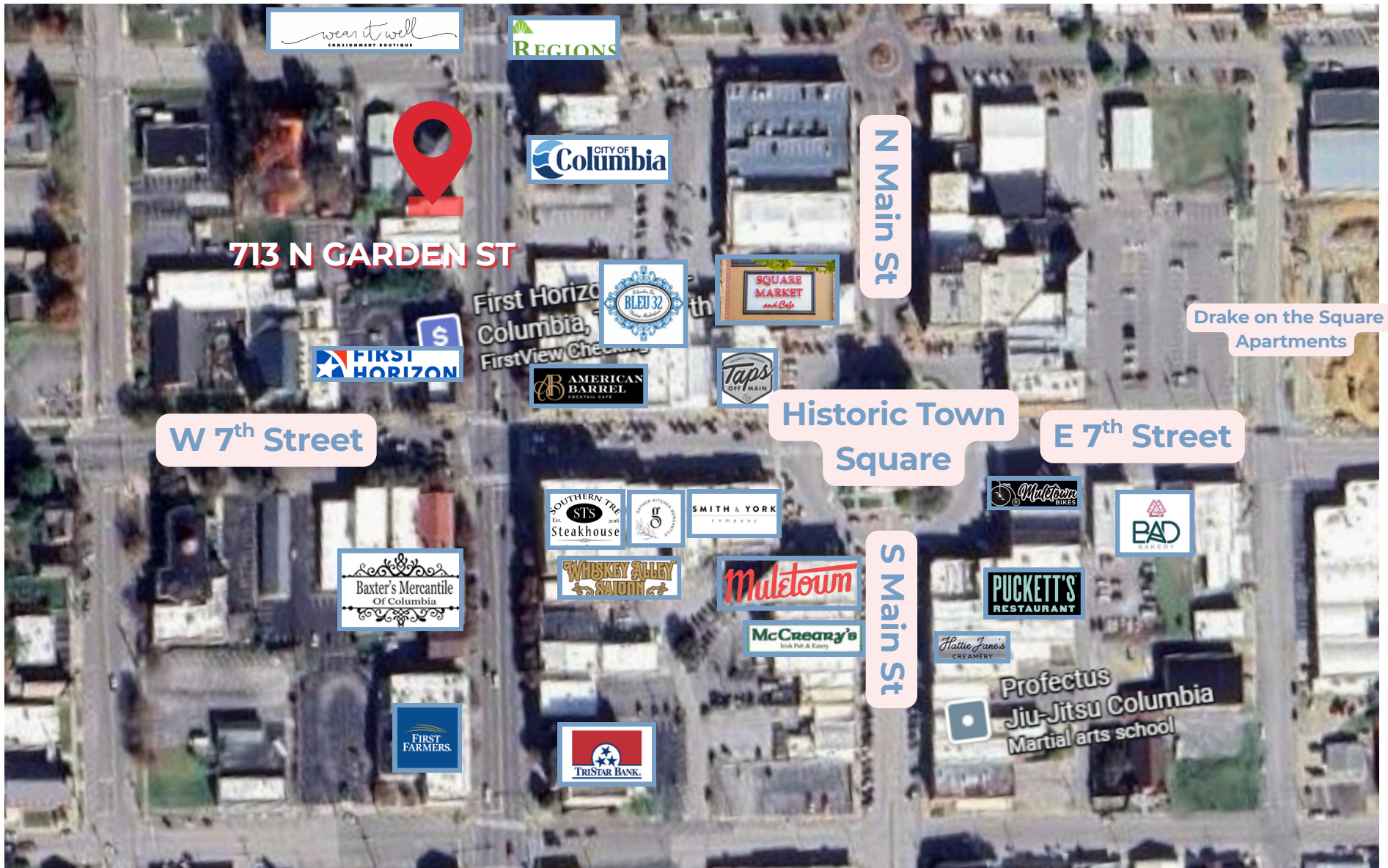
## PREVIOUS USER'S BUILDOUT



# 713 N GARDEN ST / PARKING MAP



# 713 N GARDEN ST / LOCATION



# 713 N GARDEN STREET



**FOR MORE INFORMATION:**

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