

For Lease

DOWNTOWN COLUMBIA'S CLASS A OFFICE DESTINATION

1501 Main Street
Columbia, SC 29201

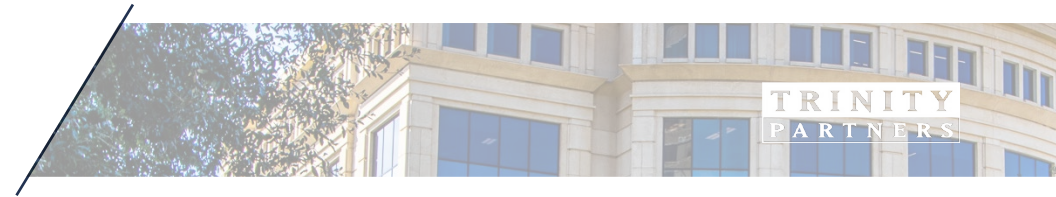


ROGER WINN, SIOR
Founding Partner, SC
rwinn@trinity-partners.com
803.567.1455

BRADEN SHOCKLEY, SIOR
Partner
bshockley@trinity-partners.com
803.567.1373

WILL MCGREGOR
Brokerage Associate
wmcgregor@trinity-partners.com
803.567.1912

DETAILS & AVAILABILITY



1501 Main Street
Columbia, SC 29201

Building Size: 138,909 SF

Minimum SF Available: 1,453 SF

Maximum Contiguous SF Available: 9,120 SF

GARDEN LEASE RATE:

\$18.00 - \$19.00 PSF FULL SERVICE

GARDEN LEVEL 2,788 SF & 3,662 SF

1ST FLOOR LEASE RATE:

\$25.00 PSF FULL SERVICE

1ST FLOOR 9,120 SF

3RD FLOOR LEASE RATE:

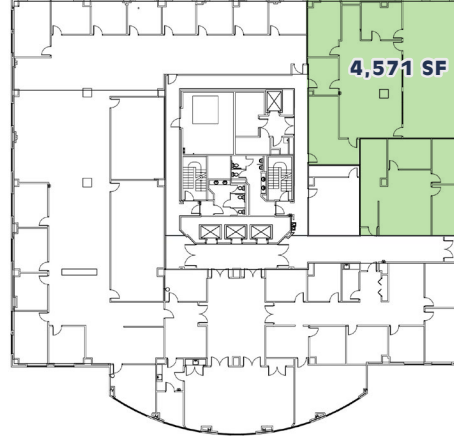
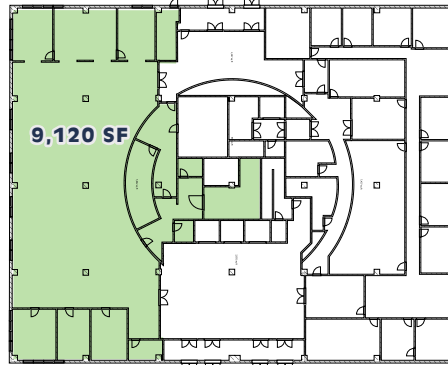
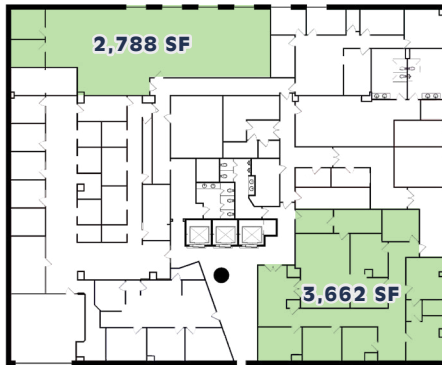
\$22.00 PSF FULL SERVICE

3RD FLOOR 4,571 SF

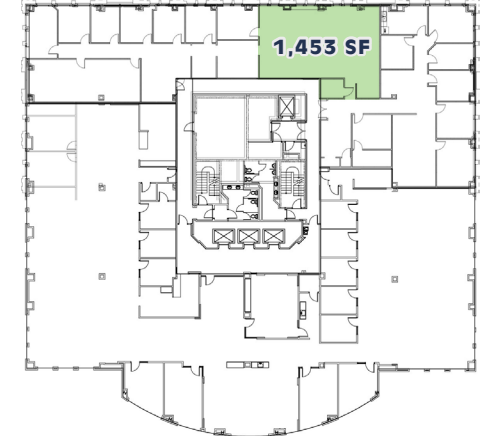
7TH FLOOR LEASE RATE:

\$22.00 PSF FULL SERVICE

7TH FLOOR 1,453 SF



AVAILABLE 10/1/2026



CONTACT FOR MORE DETAILS

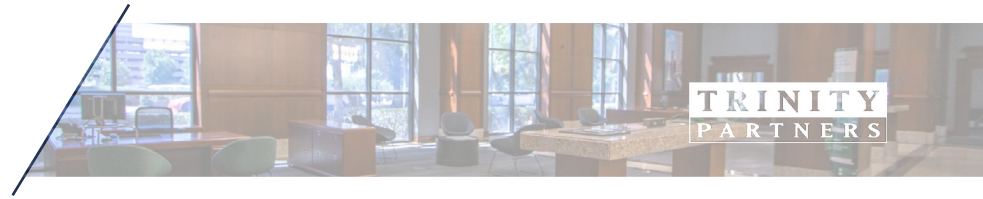


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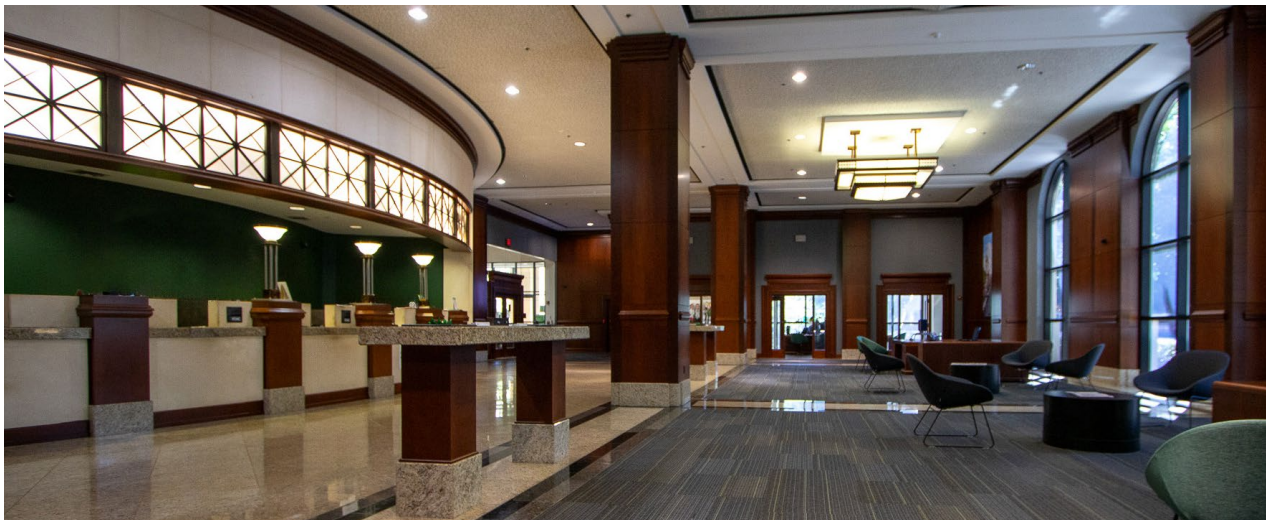
FIRST FLOOR AVAILABILITY



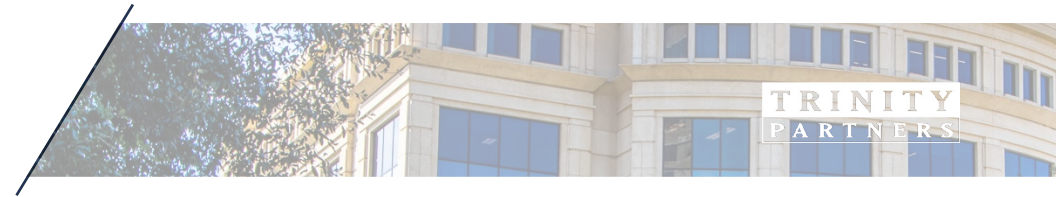
Lease Rate: \$25.00 PSF
Total SF Available: 9,120 SF

Ceiling Height: 16 feet
Open, sub-divisible space

Ideal for office, retail, or restaurant concepts
Main lobby and rear parking lot access



CONVENIENT BUILDING & LOCATION AMENITIES



1501 MAIN SITS IN THE CENTER OF COLUMBIA'S CBD, STEPS FROM RETAIL AND RESTAURANTS.



SOPHISTICATED NEW OWNERSHIP DEDICATED TO PROVIDING AN EXCEPTIONAL BROKER AND TENANT EXPERIENCE.



RECENTLY RENOVATED COMMON AREA



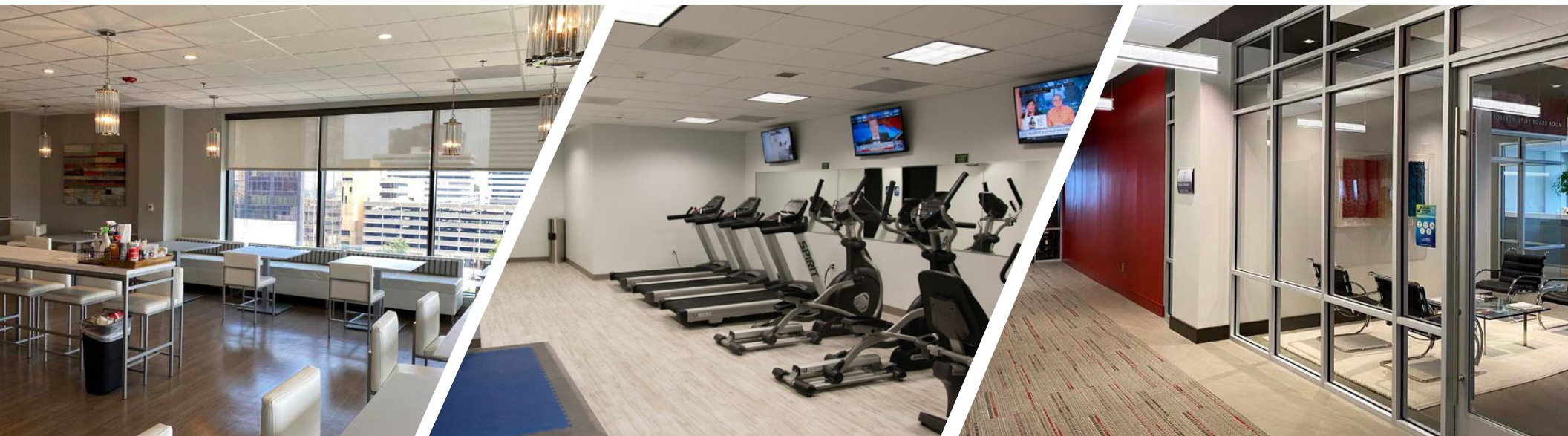
RECENTLY RENOVATED 24-HOUR FITNESS CENTER



AMPLE PARKING FOR TENANTS AND GUESTS



ON-SITE SECURITY AND PROPERTY MANAGEMENT



IMPROVEMENTS TO ELEVATE YOU AND YOUR CLIENT'S EXPERIENCE

Common area renovations
completed 2023



LOCATION OVERVIEW

Adjacent to Boyd Plaza, a popular downtown park, offering outdoor seating during business hours and space for community events or gatherings.

