

10,276 SF of Retail, Office, Medical Suites

High-Traffic Columbus Commons Retail Center

155 W. Mills St., Five Suites, Columbus, NC 28722



For Lease: 10,276 SF

\$14.00/SF* NNN

***Plus CAM \$3.50**

Suite 103: 1,254 SF

Suite 110: 2,441 SF

Suite 111: 2,441 SF

Suite 201: 1,699 SF

Suite 202: 2,441 SF

Stes 201-202: 4,140 SF

Popular Columbus Commons in Columbus, NC

- Located in Columbus Commons, a busy retail hub with daily trips and surrounded by many new developments
- 13,000 Vehicles Per Day on this gateway thoroughfare from I-26
- Suite 103: great visibility, and current layout works well for retail in the front and office or storage in the back
- Suites 110 and 111: ideal for professional services or a variety of retail; Suite 111 has a roll-up door at the back
- Suite 201 and 202: currently connected, with exam rooms, lab area, meeting rooms and private offices - suitable for medical or office use.
- Columbus Commons contains a variety of retail, medical, and other professional services
- Neighbors include a O'Reilly Auto Parts, Bojangles, Mercy Urgent Care, Advance Auto Parts, CVS, Entegra Bank, Wendy's Food Lion, St. Luke's Hospital Medical Building, and numerous service and professional businesses
- Well-maintained center, elevator access to second floor, railings for patients, highly-visible signage out front

MLS: 103: 3532027 110: 3519212 MLS: 111: 3520170 MLS: 201: 3519226 MLS: 202: 3519230

Catylist: 103: 23517482 110: 23440686 111: 23449561 201: 23440682 202: 23440675 Loopnet: 16344293

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SUMMARY: 155 W. Mills St, Columbus, NC

BEST USES: Office, Medical Office, Retail

MUNICIPALITY:	COLUMBUS	YEAR BUILT:	2006	SEWER:	PUBLIC
COUNTY:	POLK	CONSTRUCTION:	MASONRY	GAS:	ON-SITE
ZONING:	M	EXTERIOR:	BRICK, BLOCK, STUCCO	ELECTRIC:	ON-SITE
TYPE:	OFFICE, RETAIL	FLOORS:	2	HEATING:	FORCED AIR GAS
TOTAL SQUARE FEET:	10,276 SF	FLOORING:	Carpet, Tile, Concrete, Wood	COOLING:	CENTRAL A/C
SUITE 103:	1,254 SF	RESTROOMS:	7 (varies by suite)	ADDITIONAL:	ADA RESTROOM (Suites 201-202)
SUITE 110:	2,441 SF	ELEVATOR:	1		ROLL-UP DOOR (Suite 111)
SUITE 111:	2,441 SF	PARKING:	110 (Shared Lot)		
SUITE 201:	1,699 SF	WATER:	PUBLIC		
SUITE 202:	2,441 SF				
SUITES 201 & 202:	4,140 SF				



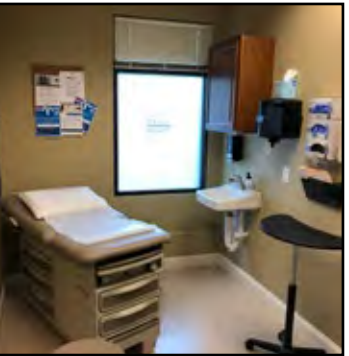
201 & 202: Waiting Area



201 & 202: Reception Window



201 & 202: Conference room



201 & 202: Exam Room



Suites 201 & 202 Entry, showing style throughout building



Breezeway, looking out toward parking lot



103: Entrance



110: Store front



Highly visible pylon sign



110: Entrance



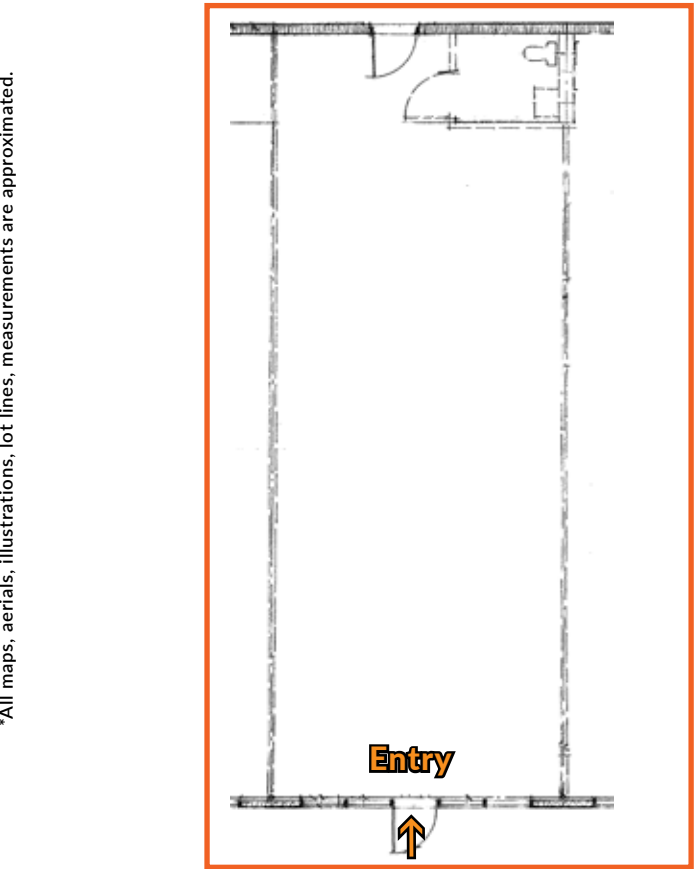
110: Reception Area



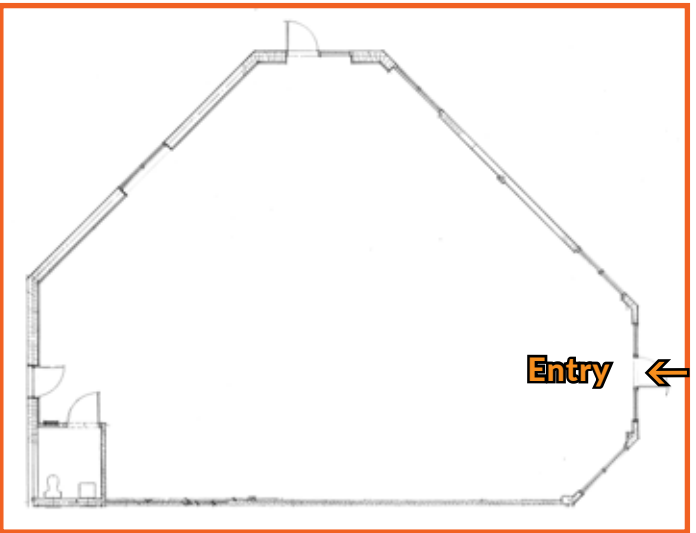
111: View from rear



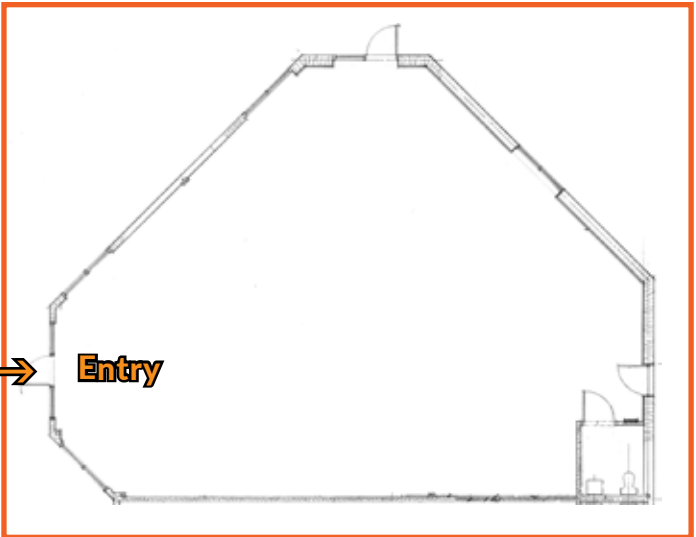
111: Roll-Up door in storage area



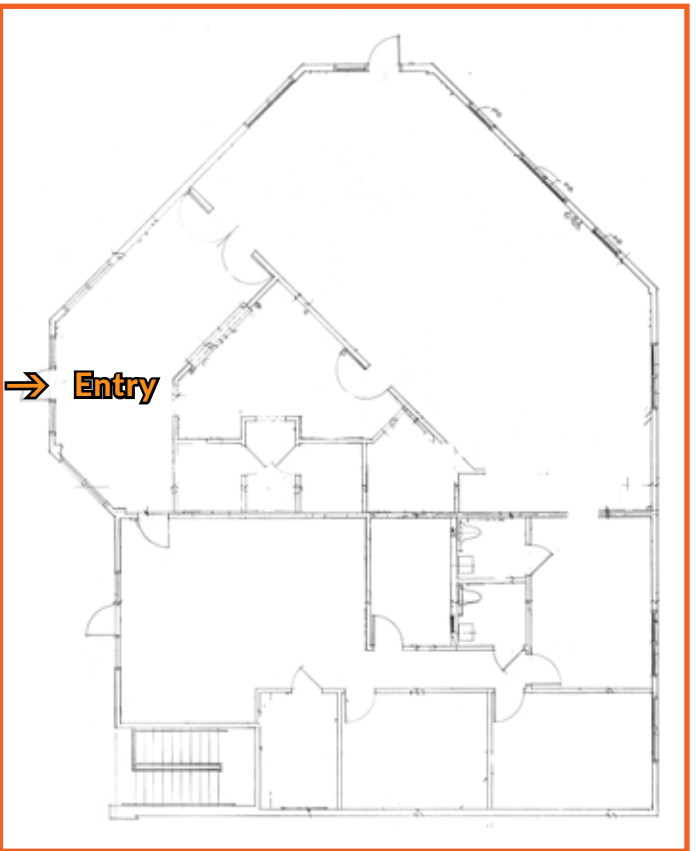
Suite 103 floorplan



Suite 110 floorplan



Suite 111 floorplan



Suites 201-202 floorplan

*All maps, aerials, illustrations, lot lines, measurements are approximated.

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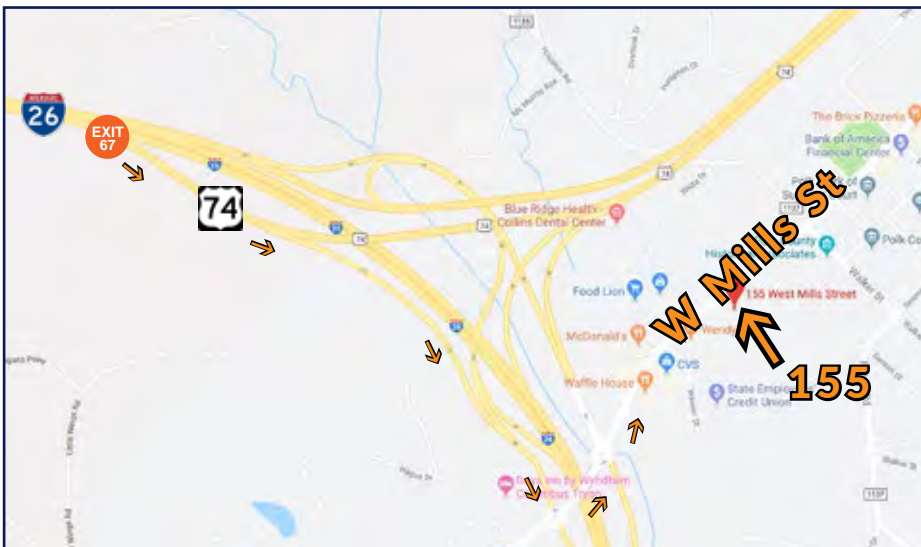
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Stairs and elevator



Ample parking



DIRECTIONS From I-26 East:

- Take Exit 67 onto US-74E
- Follow signs for Columbus/Rutherfordton/NC-108
- Take the exit toward NC-108/Columbus/Tryon
- At the traffic circle, take the 3rd exit onto W. Mills St.
- Continue to next traffic circle and take the first exit
- Columbus Commons will be 0.4 miles on right

market | >>>intel

GREATER AVL MSA - 4 COUNTIES:

Buncombe, Haywood, Henderson & Madison

Population: 443,890

Projected 2020 Population: 468,146

Households: 179,606

Average Household Size: 2.28

Median Home Value: \$207,170

Average Family Income: \$73,638

Median Age: 44.2

Private Industries: 12,881

Service Providing Industries: 10,793

Federal, State & Local Industries: 12,235

3 MILE RADIUS:

2016 Population: 52,400

Average Household

Income: \$57,279

Owner Occupied

Housing Units: 10,828

Population 35 - 64:

12.53%

Population 20 - 34:

12.55%

Population 65+: 5.47%

5 MILE RADIUS:

2016 Population: 98,400

Average Household

Income: \$59,228

Owner Occupied

Housing Units: 22,539

Population 35 - 64:

12.93%

Population 20 - 34:

6.35%

Population 65+: 5.83%

10 MILE RADIUS:

2016 Population:

187,500

Average Household

Income: \$67,735

Owner Occupied

Housing Units: 52,076

Population 35 - 64:

13.7%

Population 20 - 34:

9.45%

Population 65+: 6.07%



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6/19/19