



For Lease

2500 Leaphart Road
West Columbia, SC

±5,233 SF Industrial Space

- ±1,100 SF office space included
- 100% wet sprinklers
- 18'5" clear height
- LED lighting
- ±6.7-acre lot



Accelerating success.

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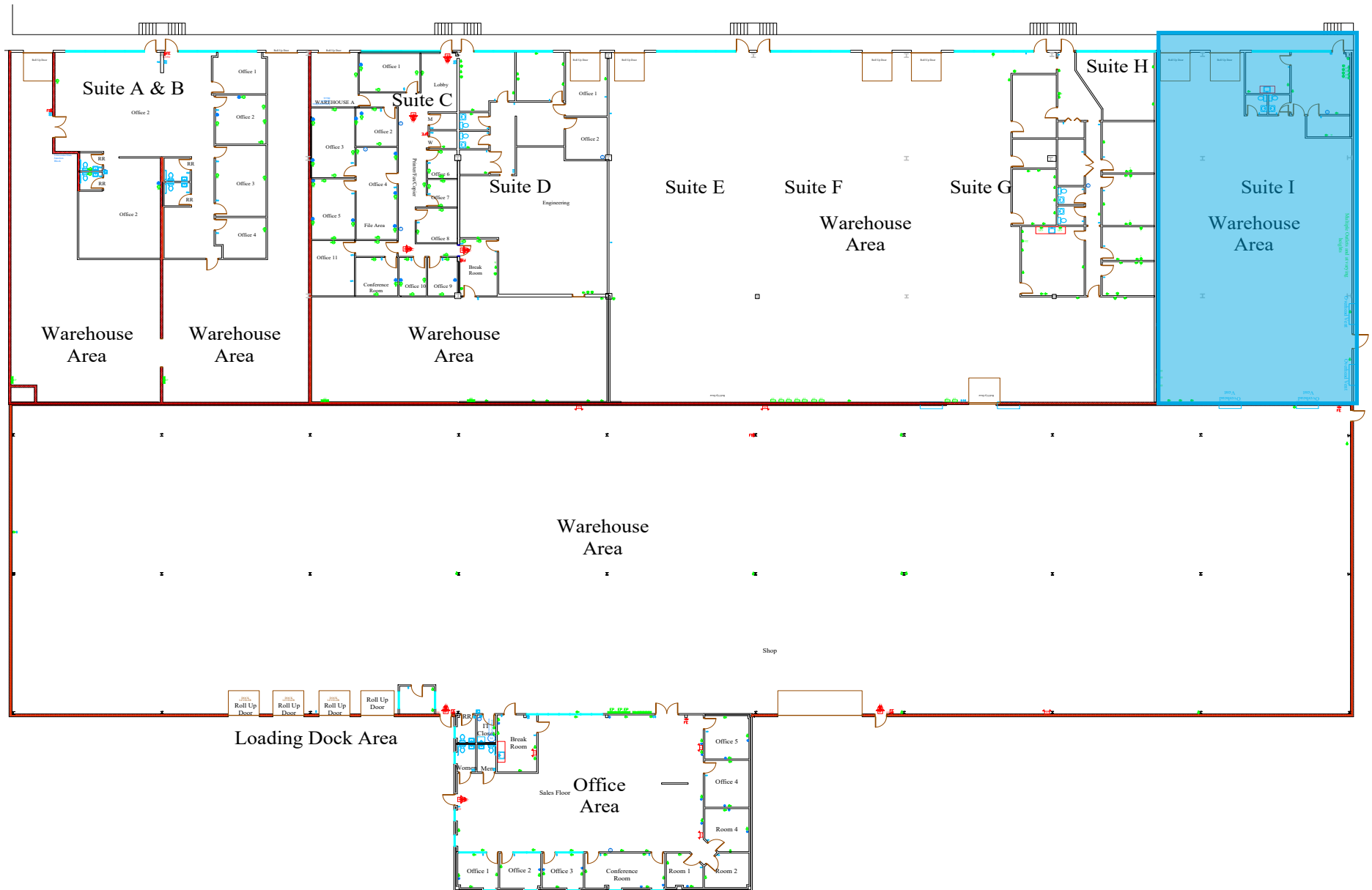
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Floor plan



Property Overview

Address	2500 Leaphart Road, West Columbia, SC 29169
Total building	±73,383 SF
Area available	Total available: ±5,233 SF Warehouse: ±4,133 SF Office: ±1,100 SF
Lot size	±6.7 Acres
Year built	1985
Lighting	LED
Clear height	18'5"
Sprinklers	100% wet
Docks	2 dock-high doors
Construction	Floor: Concrete slab Walls: Masonry Roof: New roof installed in 2015
Utilities	Electricity and gas: Dominion Energy Water and sewer: City of Columbia



Lease rate **\$6.50** PSF NNN

Key Distances

- ±4 miles to Columbia Metropolitan Airport (CAE) | UPS Air & Ground Hub
- Interstate access:
 - I-26 - ±1.5 miles
 - I-20 - ±3.5 miles
 - I-77 - ±5.5 miles



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