

700 GERVAIS STREET

AVAILABLE FOR LEASE

VISTA OFFICE SPACE AVAILABLE FROM ±6,587 TO ±20,761 RSF



- ▶ Highly **visible and accessible** office building located in the Historical Vista District of Downtown Columbia
- ▶ All **common areas** have recently been **renovated**
- ▶ **Parking:** 4 spaces per 1,000 SF
- ▶ Blocks from the **Central Business District, State Capitol, and USC Campus**
- ▶ **Proximity to** more than 100 restaurants, entertainment venues, art galleries, and specialty retail shops

LEASE RATE ▶ \$23.00 PSF FULL SERVICE

CONTACT

MACON LOVELACE, SIOR | Partner | mlovelace@trinity-partners.com | 803-567-1431

PAUL HARTLEY, SIOR | Director, Office Properties | phartley@trinity-partners.com | 803-567-1388

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COMMON AREA LOBBY AND HALLWAYS



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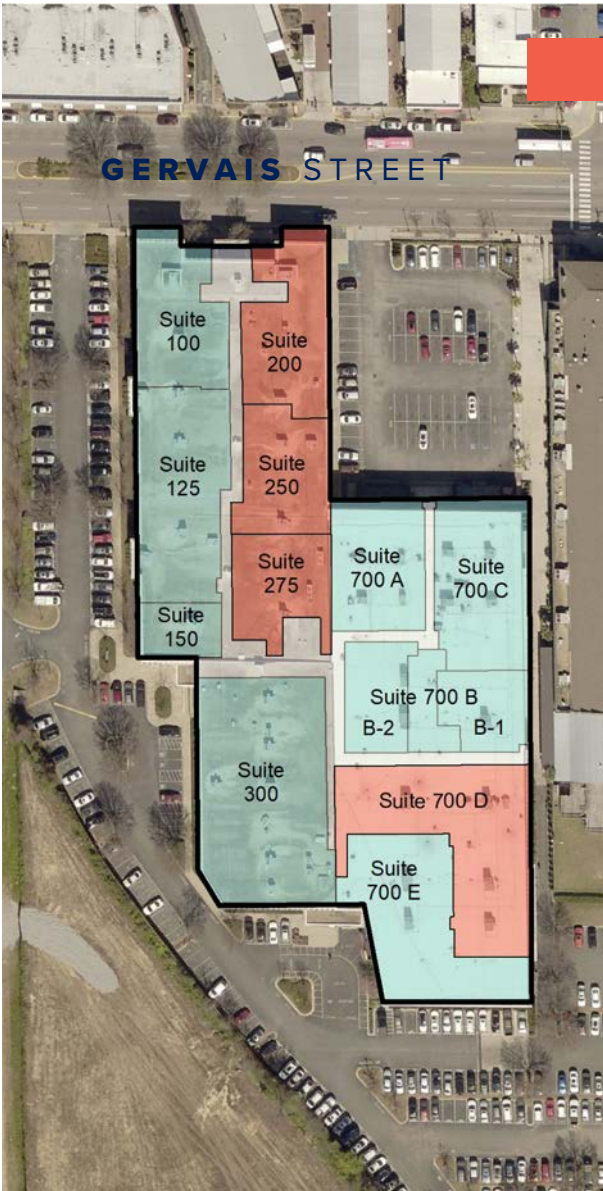
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SUITES AVAILABLE

SUITE 200

8,254 RSF

SUITE 250

6,587 RSF

SUITE 275

5,920 RSF

TOTAL CONTIGUOUS

20,761 SF

SUITE 700 D

13,626 RSF

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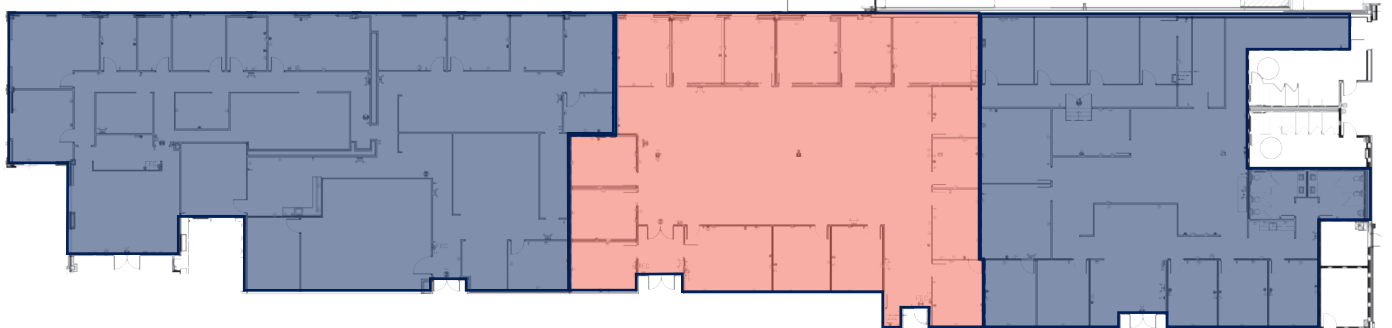
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SUITE 200
8,254 RSF

SUITE 250
6,587 RSF

SUITE 275
5,920 RSF



MAXIMUM CONTIGUOUS: 20,761 RSF



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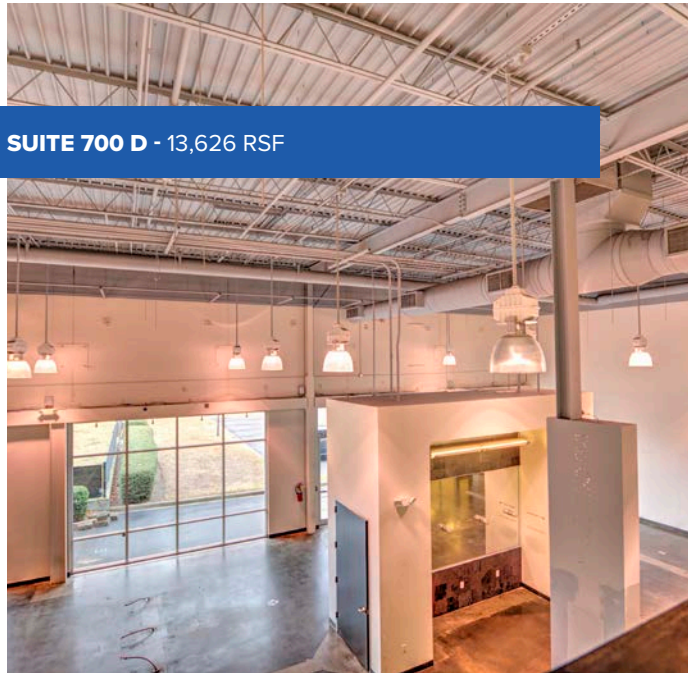
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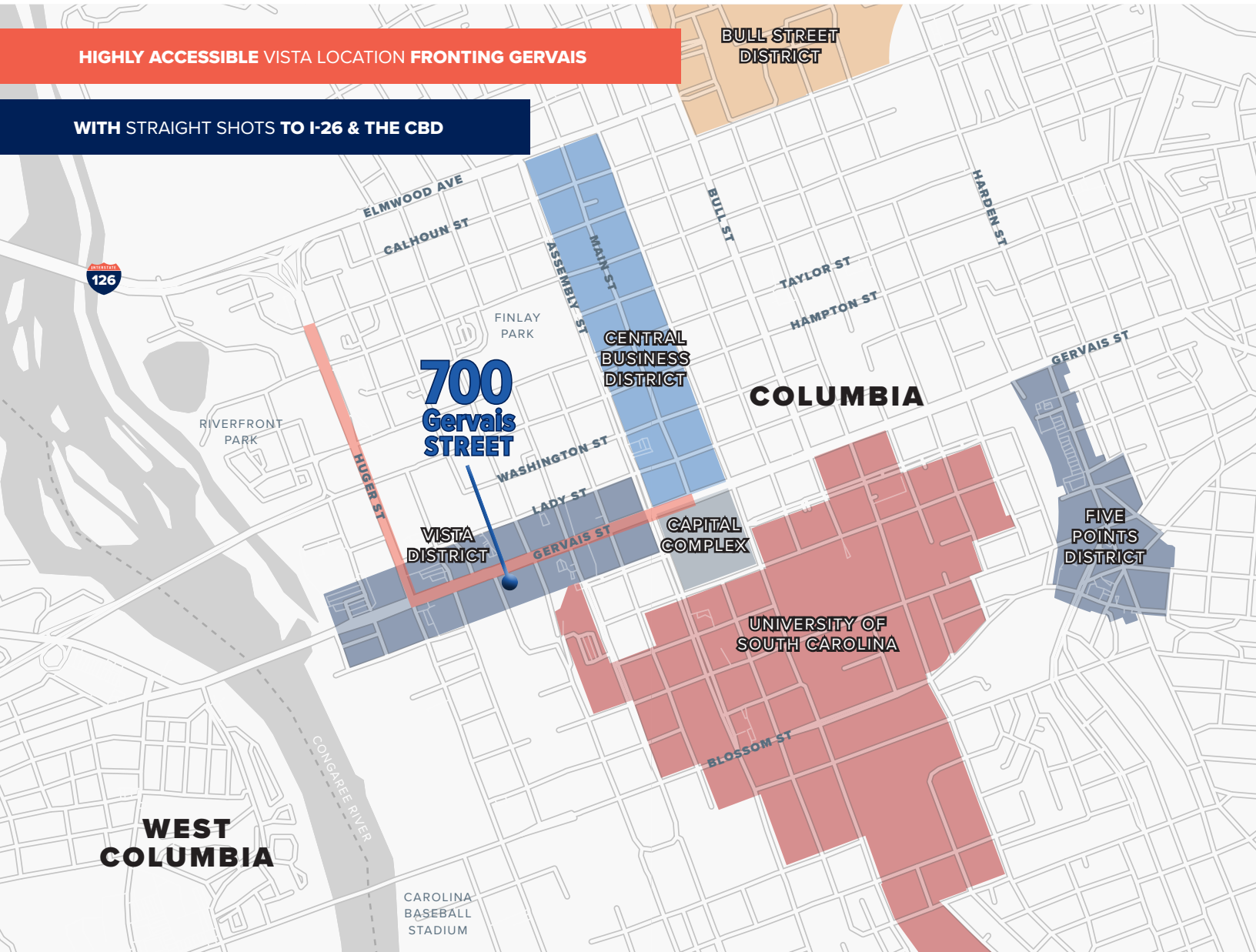
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HIGHLY ACCESSIBLE VISTA LOCATION FRONTING GERVAIS

WITH STRAIGHT SHOTS TO I-26 & THE CBD



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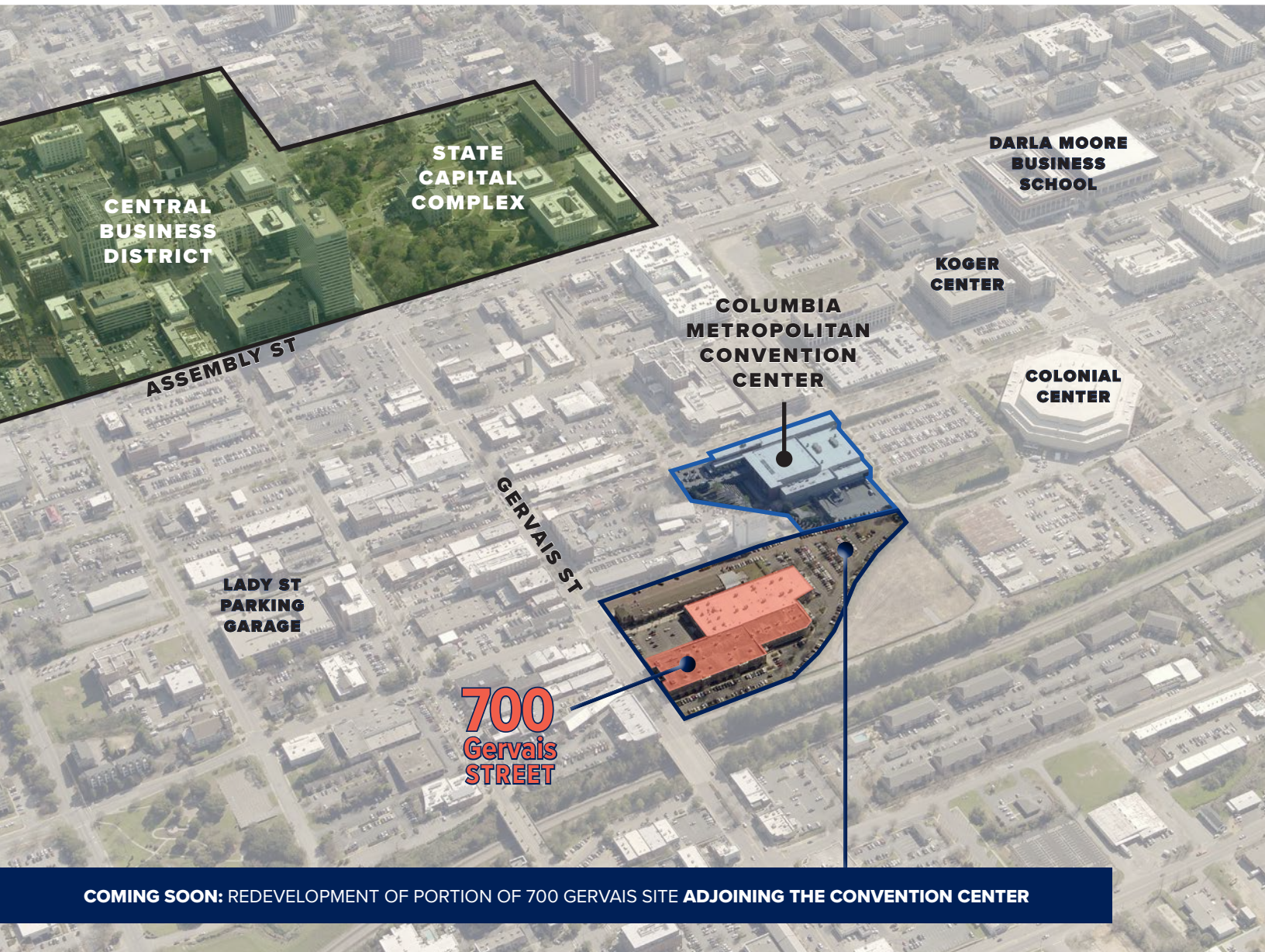
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