

FOR LEASE

# 2638 Two Notch Road COLUMBIA, SC 29204

📍 SUBMARKET: FOREST ACRES

±2,000 - 30,000 SF  
Available SF of Office  
Space Available  
for Lease

Open floor plans suitable for employee-intensive uses

Generous parking with options for lot expandability - 3/1,000 RSF

Market tenant improvement allowance available

**ZONING:** C-3, City of Columbia

**LEASE RATE:** \$14.00/ SF Full Service



## FOR MORE INFO, CONTACT

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TRINITY PARTNERS | 1556 MAIN STREET, SUITE 200 COLUMBIA, SC 29201 | [TRINITY-PARTNERS.COM](http://TRINITY-PARTNERS.COM)

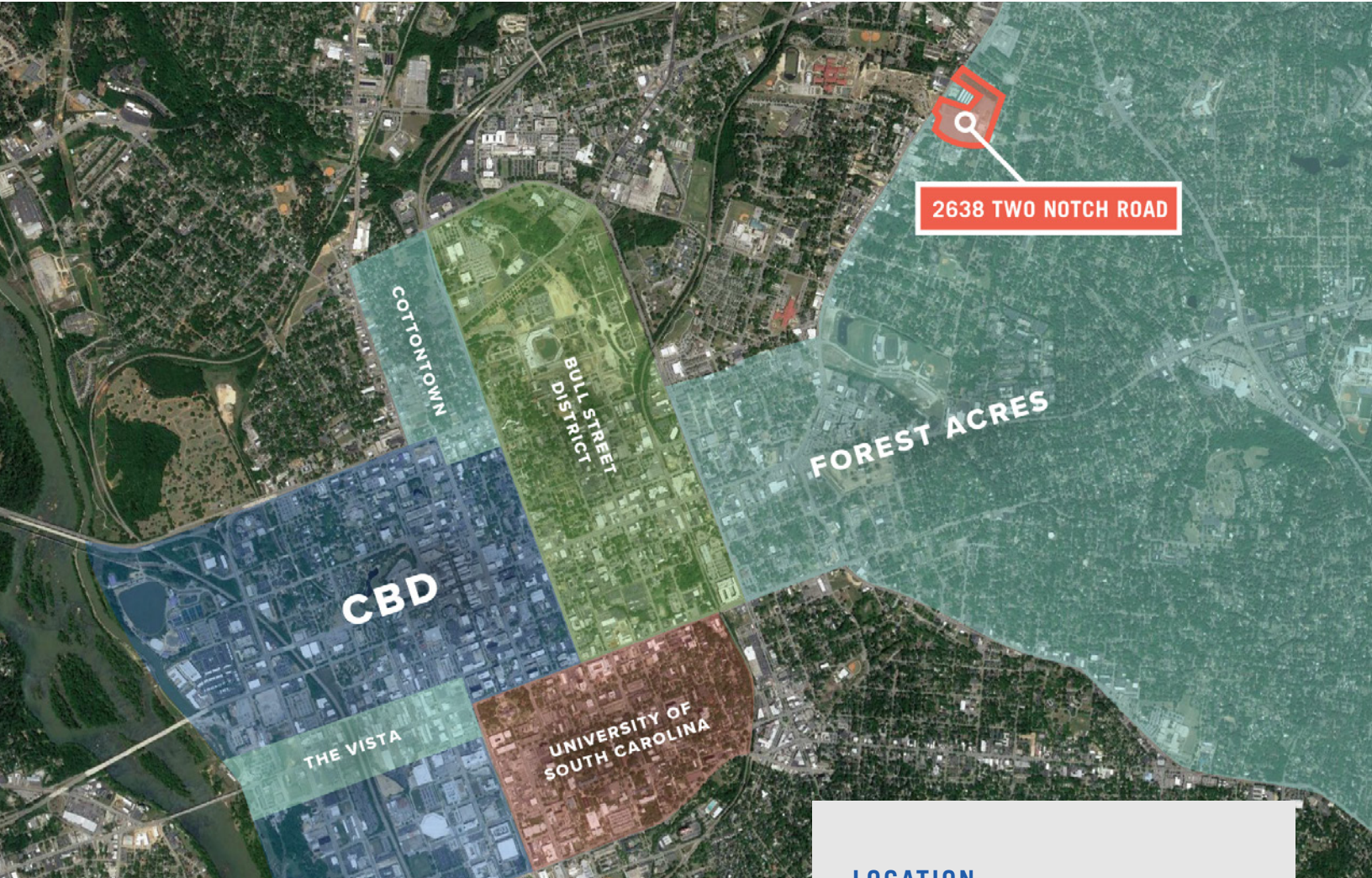
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PARTNERS**

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COLUMBIA, SC 29204

📍 SUBMARKET: NORTH COLUMBIA

FOR LEASE



## LOCATION

EASY ACCESS TO THE DOWNTOWN OR NORTHEAST COLUMBIA SUBMARKETS.

MINUTES FROM CBD, WHERE PARKING RATIO AVERAGES 3/1,000 RSF.

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## AVAILABLE SUITES

**217-220:** 18,387 RSF

**210:** 5,850 RSF

**204:** 11,000 RSF

**118:** 2,000 RSF

**116:** 1,832 RSF

**110:** 2,630 RSF

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