MALY
COMMERCIAL REALTY, INC

RETAIL PROPERTY FOR LEASE



1007 E BROADWAY

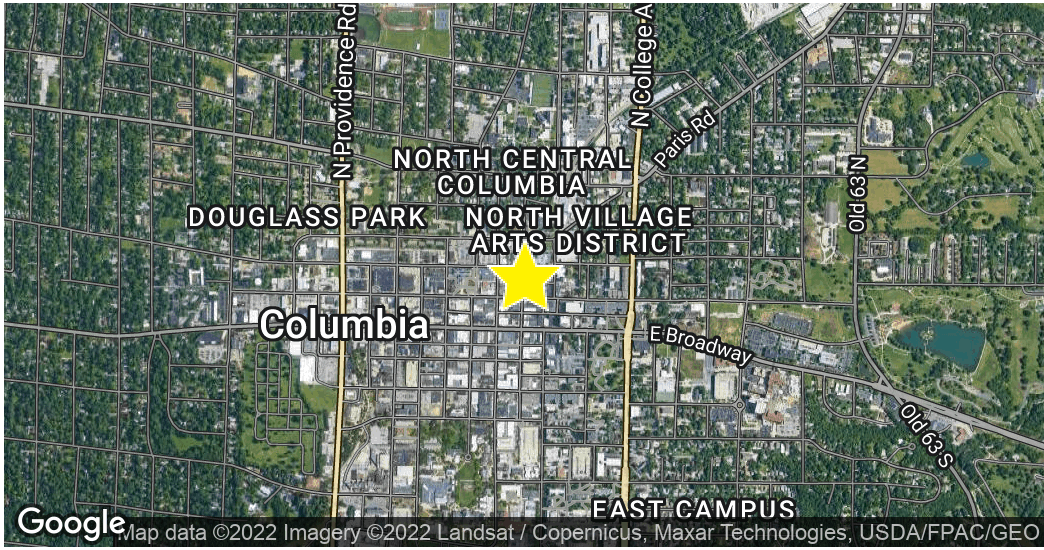
COLUMBIA, MO 65201

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OFFERING SUMMARY

Lease Rate:	$22.00 SF/yr (NNN)
Available SF:	5,129 SF
Zoning:	M-DT

PROPERTY OVERVIEW

First floor, turn-key restaurant at highly trafficked signalized intersection of Tenth Street and Broadway, Formerly MidiCi Pizza, Located in the Downtown District, walkable to restaurants, hotels, music venues, shops, and three college campuses

PROPERTY HIGHLIGHTS

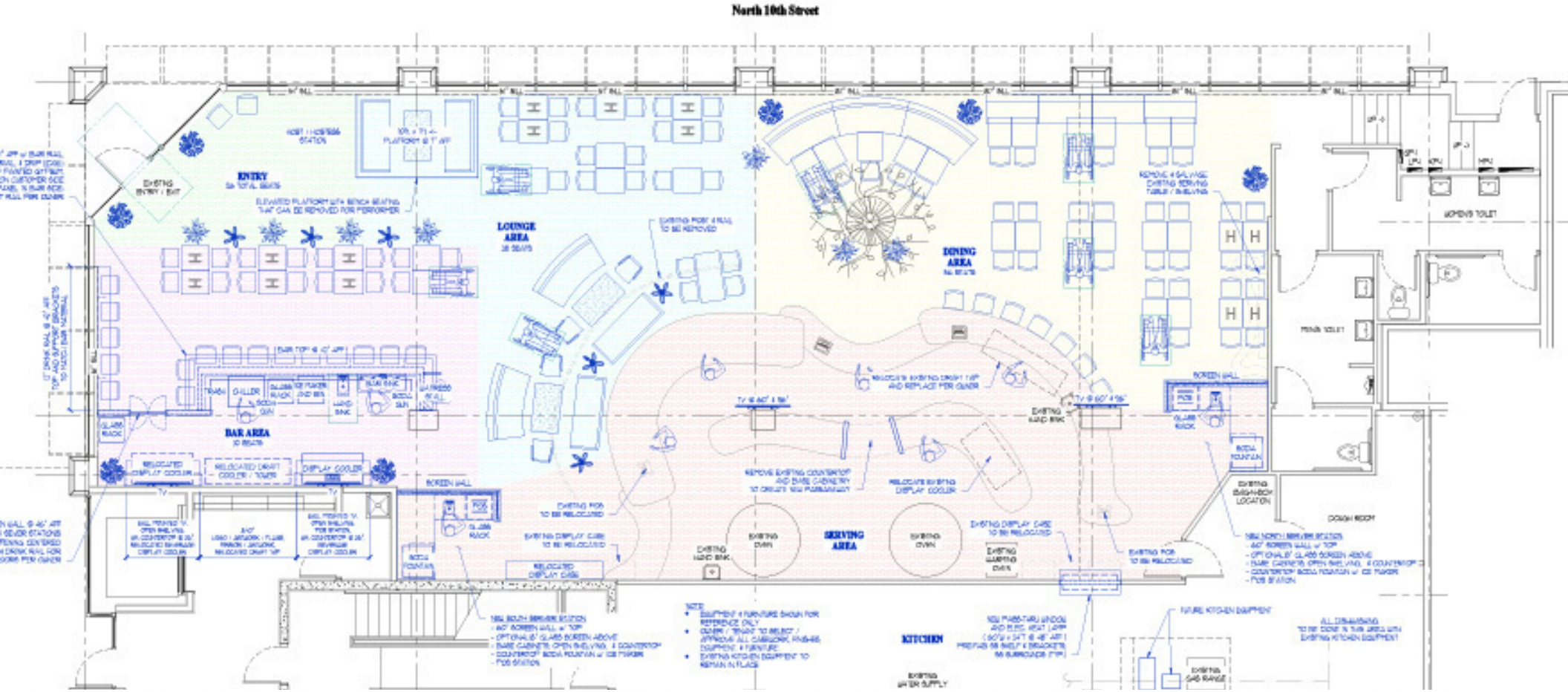
- Rent on NNN basis
- 5,129 SF space can be demised slightly smaller
- Tall ceilings, concrete floors, beautiful ADA restrooms, hood vent, pizza ovens, bar, quartz countertops
- Small nook of parking available in rear of building

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1007 East Broadway
Columbia, Boone County, Missouri

The Neapolitan Pizza Company

INVESTMENTS



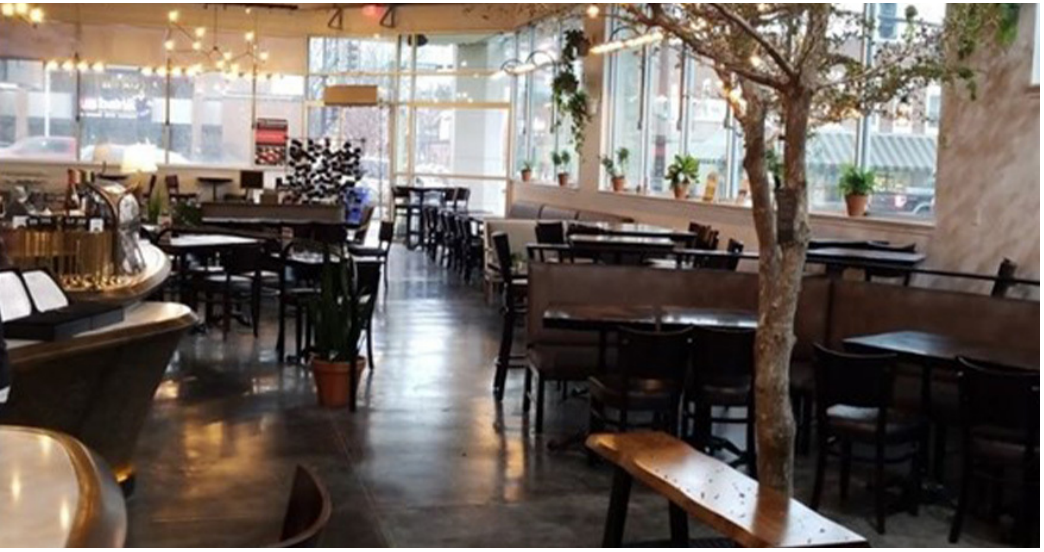
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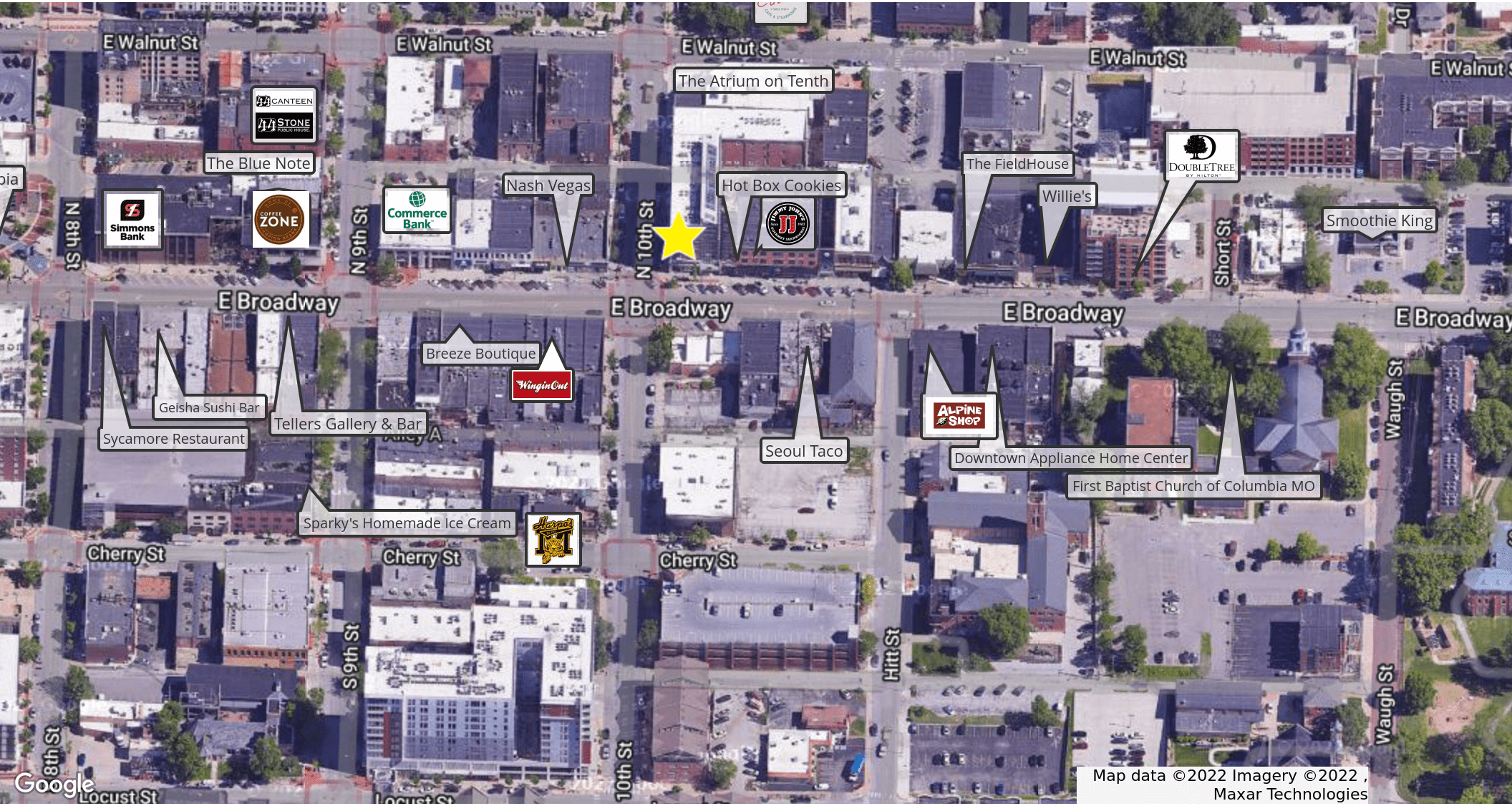




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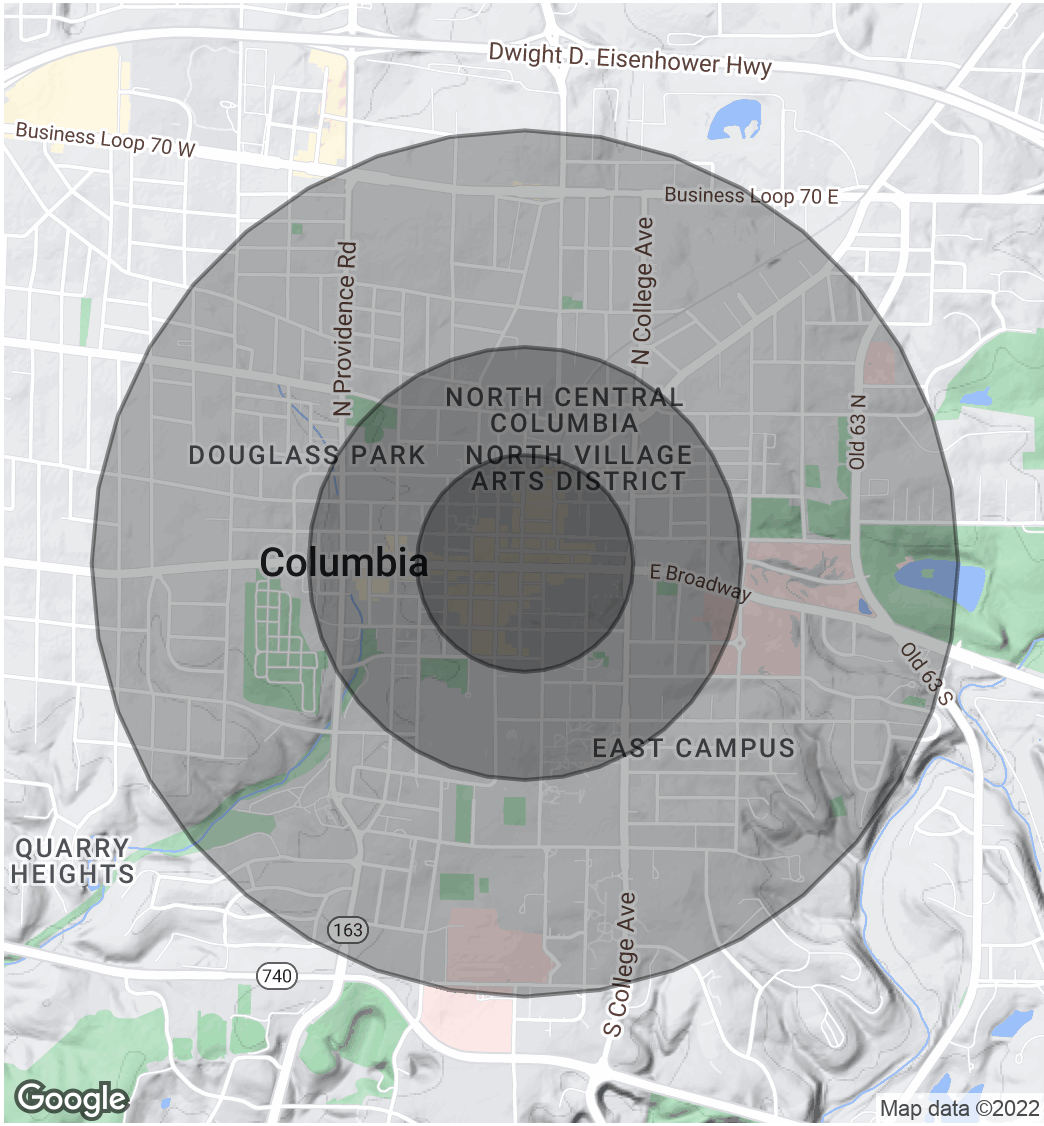
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,552	5,935	18,682
Average Age	22.6	22.8	23.9
Average Age (Male)	23.0	23.5	24.0
Average Age (Female)	22.4	22.2	24.6

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	835	2,742	6,991
# of Persons per HH	1.9	2.2	2.7
Average HH Income	$25,190	$26,163	$34,116
Average House Value	$0	$29,434	$70,273

** Demographic data derived from 2020 ACS - US Census*



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