



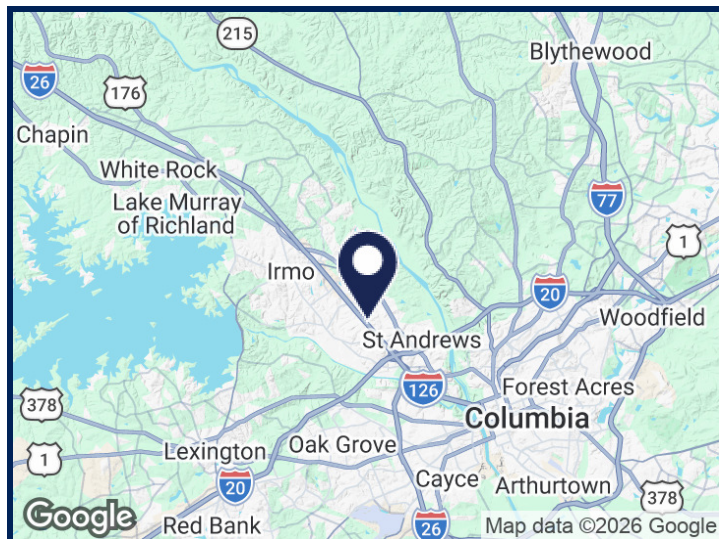
133 Westpark Blvd.

Columbia, SC 29210

- 1.90 acres of development land
- Ideal for light industrial, light production, and office
- Neighbors include FBI, US Secret Service, SC Medical Association, and SC Firefighters Association
- Zoned EMP - Richland County
- Located directly off I-26 access road (Fernandina Road)



Located near the intersection of Laurelhurst Avenue and Fernandina Rd.



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LOCATION AERIAL



Google

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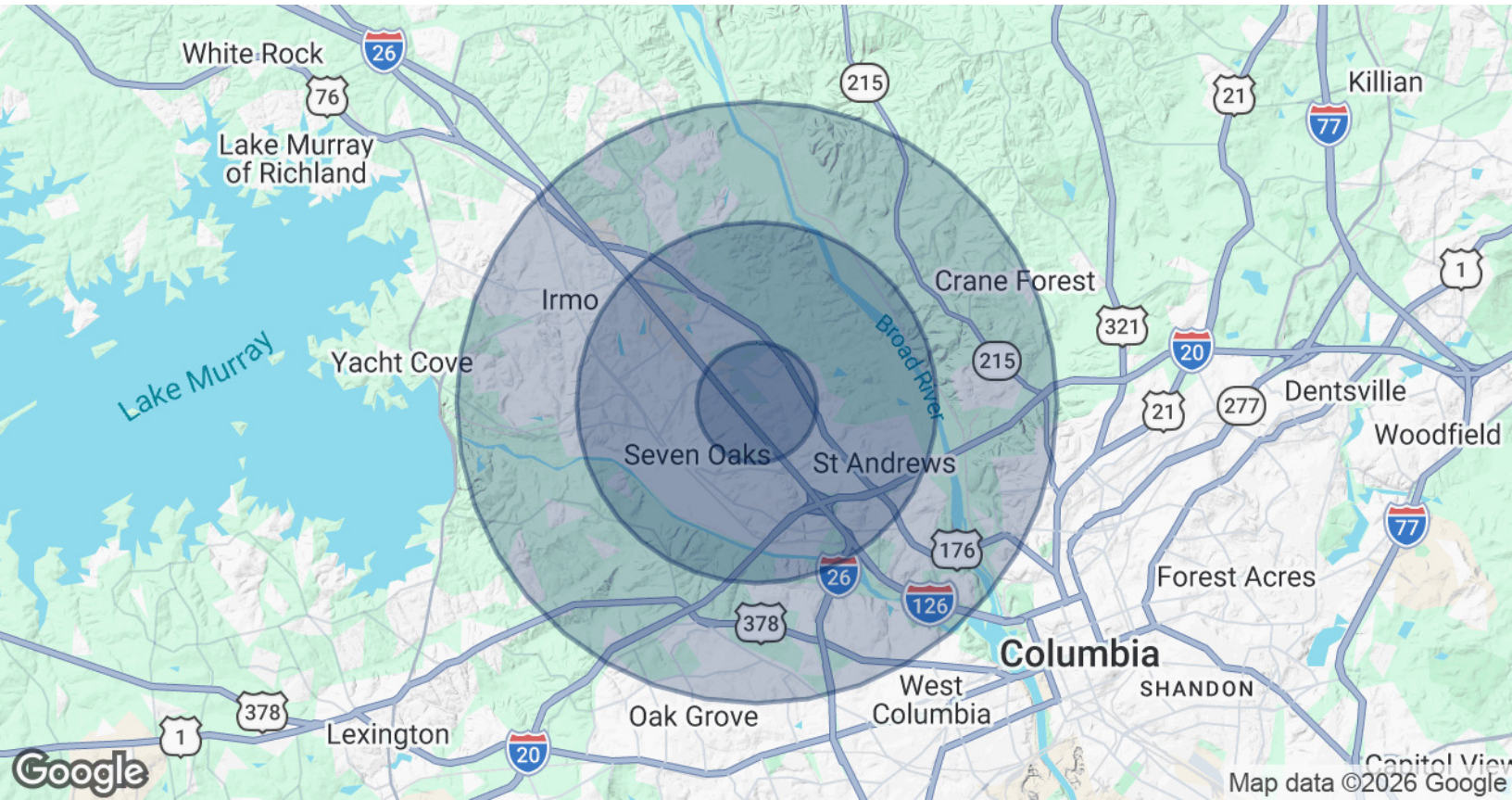
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RETAILER MAP



DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	8,996	51,398	105,693
Average Age	32.6	36.7	37.7
Average Age (Male)	33.3	35.3	36.1
Average Age (Female)	32.6	38.0	38.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,392	22,758	48,006
# of Persons per HH	2.0	2.3	2.2
Average HH Income	\$49,206	\$57,790	\$63,621
Average House Value	\$102,524	\$125,752	\$142,431

2020 American Community Survey (ACS)

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