

EAST FOREST PLAZA



5420-5590 Forest Drive
Columbia, South Carolina



www.eastforestplaza.com

<https://vimeo.com/175689002> (drone footage)

LOCATION SUMMARY

FOR LEASE

- ◆ Located on Forest Drive at Interstate 77
- ◆ Strategically located near Fort Jackson, the largest and most active Initial Entry Training Center. Over 45,000 soldiers are trained at this facility each year.
- ◆ Population growth rate at the metro and county level is forecasted to out-pace the US growth rate through 2019
- ◆ Since August 2015, employment has increased by 54,553 along with an increase of 45,086 for the labor force.
- ◆ Excellent visibility and frontage on Forest Drive (ADT of 27,600). The center is also conveniently located near the heavily trafficked Interstate 77 (ADT 82,600), and has ample parking.

DEMOGRAPHICS	1-MI.	3-MI.	5-MI.
2016 Population	8,239	57,945	158,364
2016 Households	1,619	20,301	59,955
2016 Average Income	\$114,099	\$83,670	\$63,780

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Wilson Kibler

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The information contained herein has been obtained from sources we believe to be reliable; however, Newmark Grubb Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Independently owned and operated.

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Property Summary

- ◆ Two Available Spaces:
 - Site 1 - 1,550 SF
 - Site 2 - 4,650 SF
- ◆ Shopping center is anchored by Walmart, Sam's Club & Hobby Lobby
- ◆ Street signs available

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SOUTH CAROLINA

Market Summary

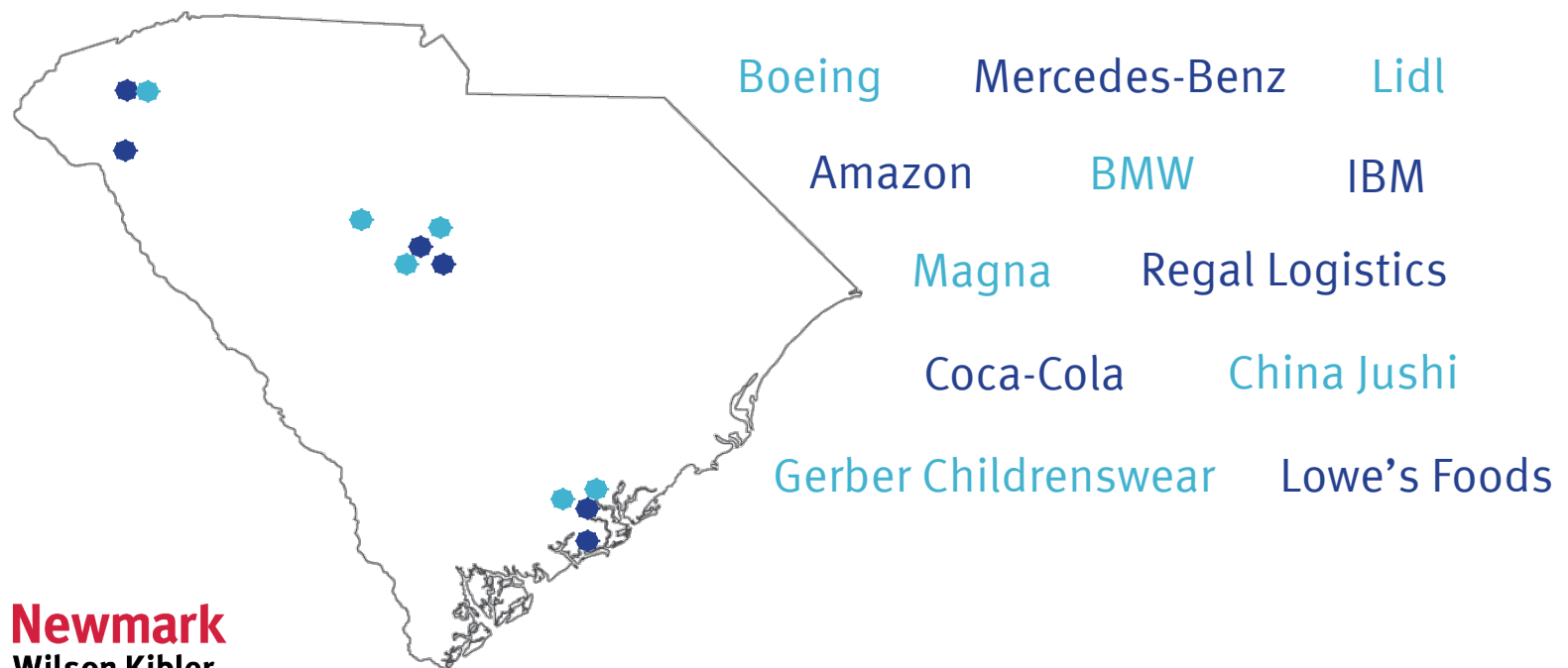


	MSA Population 2015	Largest Sector	SF Office Space	SF Industrial Space
Greenville	1,400,000	Trade & Manufacturing	14,179,592	191,350,639
Columbia	810,000	Government	11,070,288	54,059,308
Charleston	700,000	Trade & Leisure	12,063,169	62,771,748

SOUTH CAROLINA MARKET SUMMARY

- ◆ Employment: Up 2.4% from 2015
- ◆ Through May 2016, Manufacturing saw a 6.69% jump in employment from year-end 2015; Professional & Business Services and Leisure & Hospitality both saw a 4.7% jump.
- ◆ Ranked #1 by *Area Development*, the leading publication covering site selection and facility planning, in its annual Top States for Doing Business for its statewide business incentive programs and speed of permitting.

Companies Investing in South Carolina



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