



FOR SALE

Former Hooters- Fully Built-Out Restaurant

5195 Fernandina Rd,
Columbia, SC 29210

Executive Summary



OFFERING SUMMARY

Sale Price:	Subject To Offer
Building Size:	5,380 SF
Available SF:	5,380 SF
Lot Size:	1.31 Acres
Year Built:	1998
Renovated:	2005
Zoning:	GC
Submarket:	St Andrews/Irmo
Traffic Count:	38,000

PROPERTY OVERVIEW

This 5,380 SF former Hooters restaurant is available for lease or sale and offers a turnkey layout ideal for a variety of dining or entertainment concepts. The interior features a spacious bar area with seating for approximately 20, a mix of booths and tables throughout the main dining room, a full commercial kitchen with prep area, two walk-in coolers, dry storage rooms, and dedicated office space. Four rooftop HVAC units support the open-concept interior, which boasts 16-20 ft ceilings with exposed ductwork and stylish stained concrete floors. Located in the heart of the Harbison Blvd retail corridor, this site benefits from excellent visibility, strong traffic counts, and proximity to Columbiana Centre and I-26.

PROPERTY HIGHLIGHTS

- ±5,380 SF freestanding building
- ±1.3-acre lot with ample on-site parking
- Fully built-out restaurant layout including bar, kitchen, and dining areas
- High ceilings, walk-in cooler/freezer, existing hood system, and restrooms in place
- Traffic counts exceeding 38,000 vehicles per day on Harbison Blvd
- Surrounded by major retailers: Walmart, Costco, Target, Columbiana Centre Mall
- Minutes to I-26, I-20, and Downtown Columbia

David Brock

Associate

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Aerial Photos



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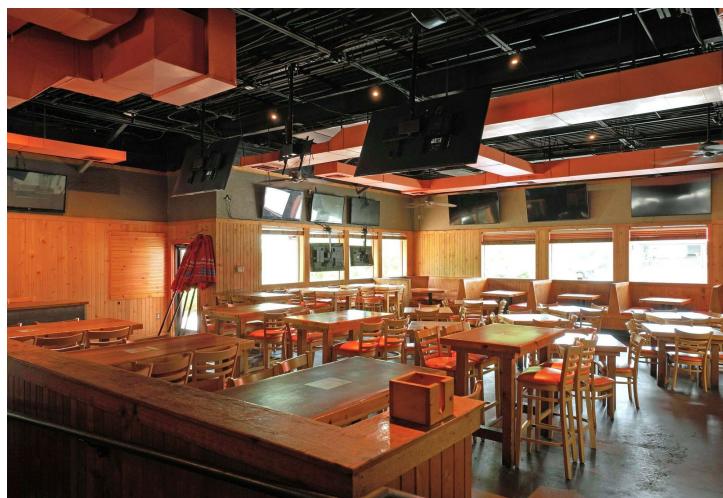
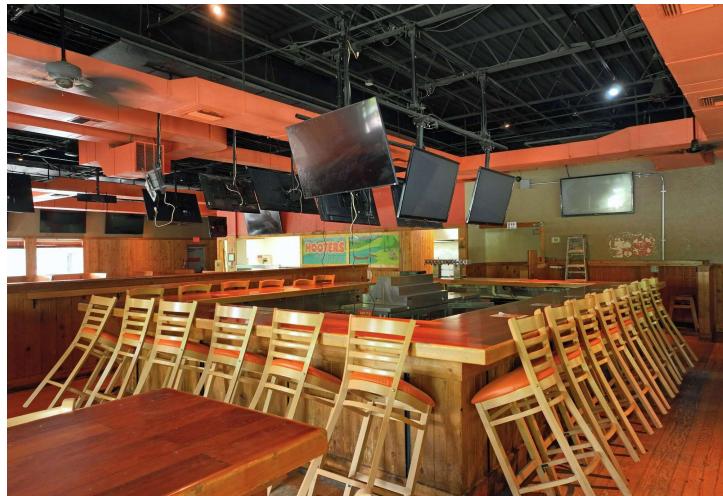
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Interior Photos



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Kitchen Photos



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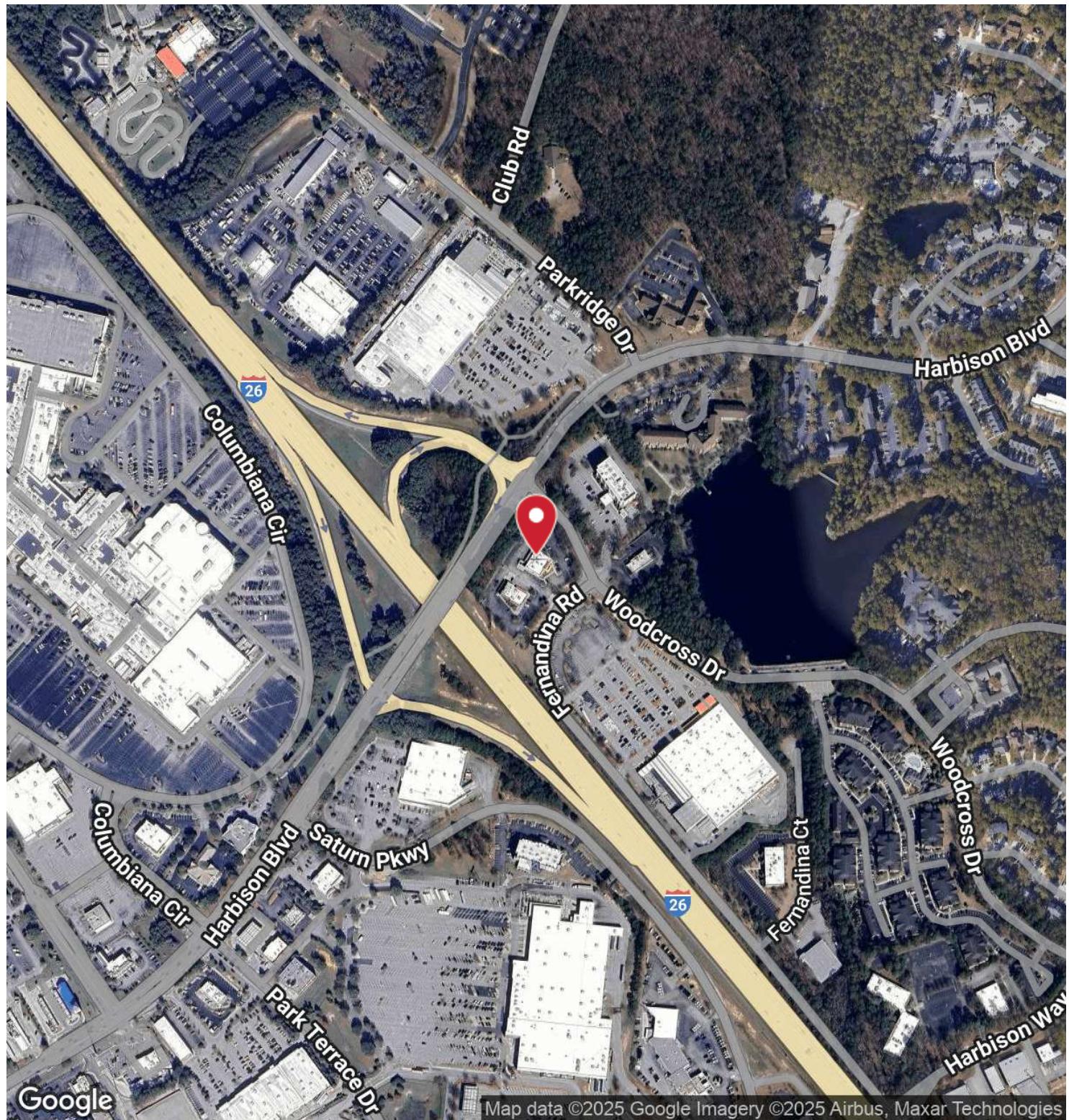
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Location Map



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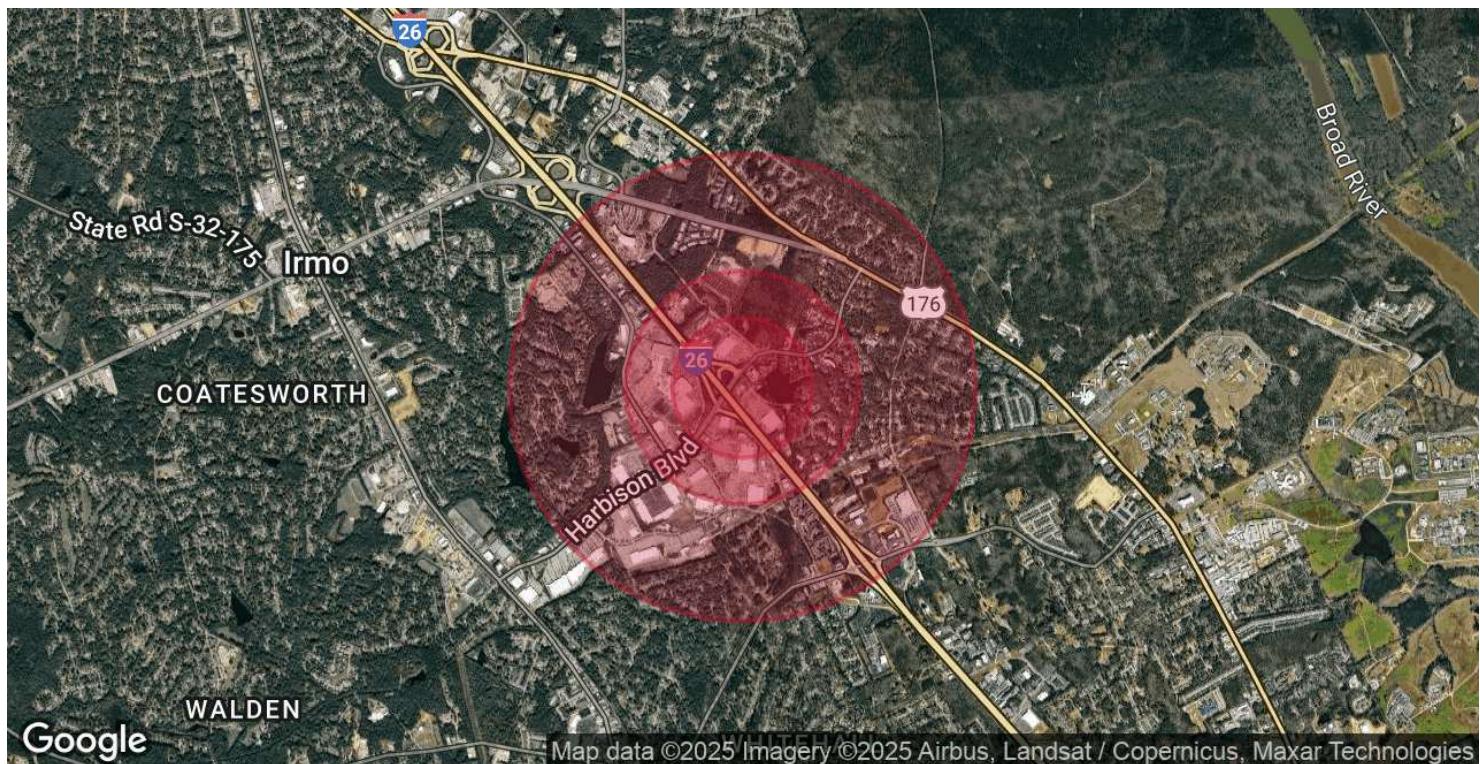
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Demographics Map & Report



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	291	1,854	8,133
Average Age	44	41	39
Average Age (Male)	40	38	37
Average Age (Female)	46	43	41

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	160	981	3,913
# of Persons per HH	1.8	1.9	2.1
Average HH Income	\$58,147	\$57,656	\$63,999
Average House Value	\$164,950	\$201,979	\$220,098

TRAFFIC COUNTS

38,000/day

Demographics data derived from AlphaMap

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Retailer Map



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