

# 115 WESTPARK BLVD.

COLUMBIA, SC 29210

FOR SALE / LEASE

CONTACT BROKERS FOR PRICING

TRINITY  
PARTNERS

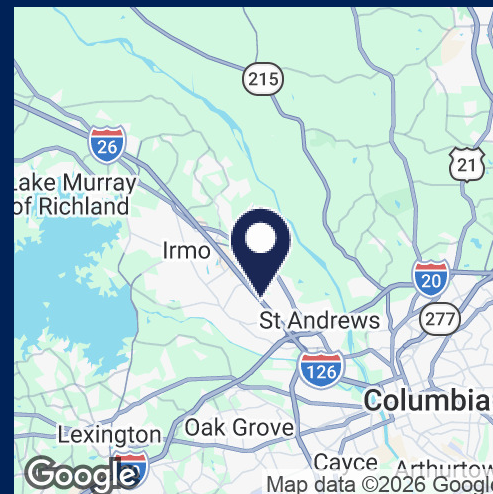
TRINITY-PARTNERS.COM  
1501 MAIN STREET SUITE 410  
COLUMBIA, SC 29201



INDUSTRIAL

## Industrial Building for Sale/Lease

- ±14,050 SF
- ±2,775 SF office/showroom
- Full renovation completed in 2020
- 100% sprinklered (wet system)
- Loading dock (2 doors)
- Industrial ceiling fan in warehouse



## CONTACT

**JAKE NIDIFFER, SIOR** 803.567.1324  
JNIDIFFER@TRINITY-PARTNERS.COM

**NICK STOMSKI, SIOR** 803.567.1447  
NSTOMSKI@TRINITY-PARTNERS.COM

**RYAN CAUSEY** 803.567.1089  
RCAUSEY@TRINITY-PARTNERS.COM

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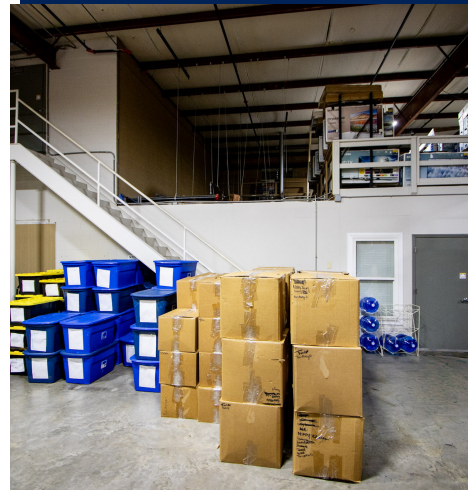


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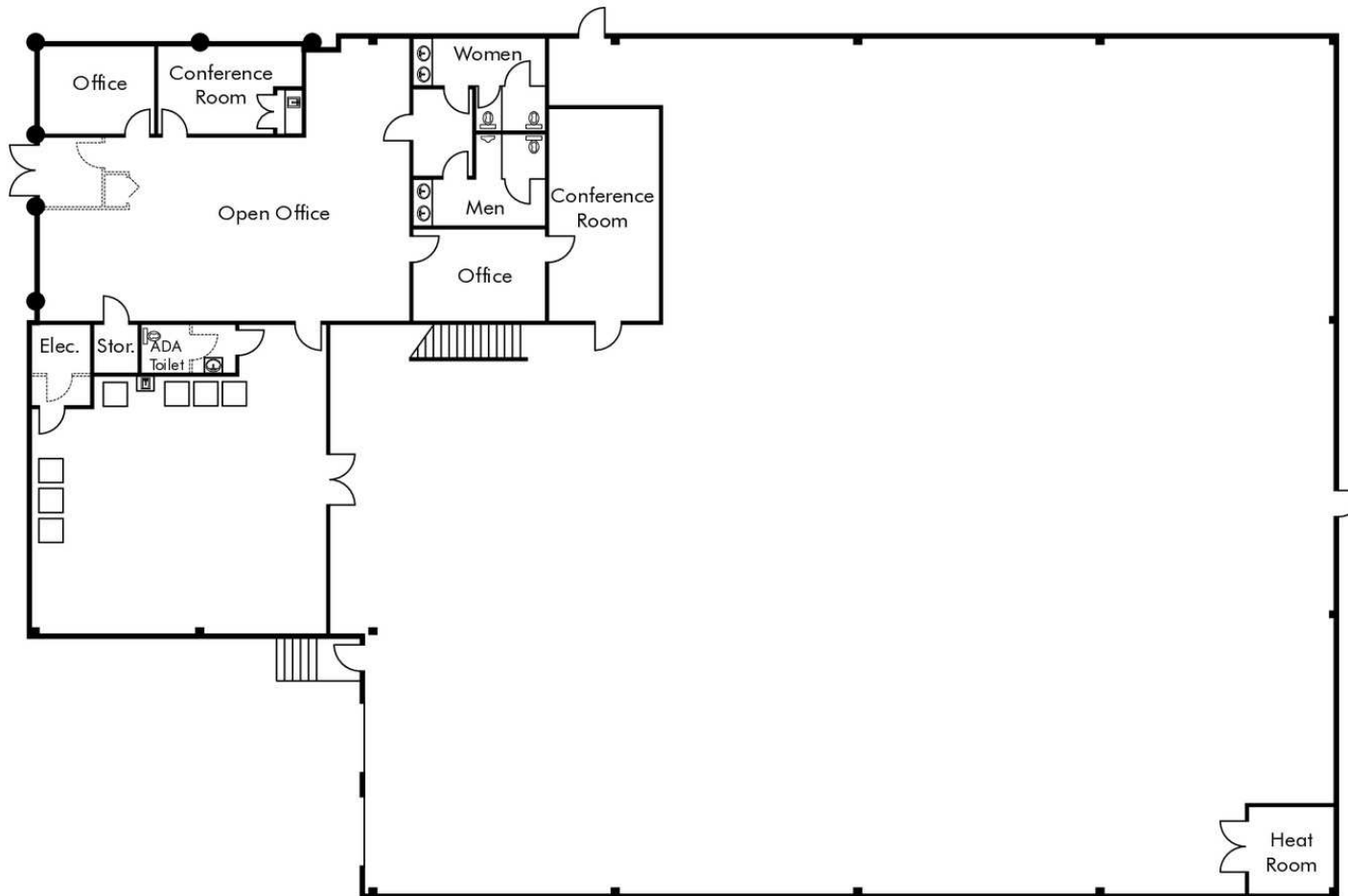
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# FLOOR PLANS

14,050 SF WAREHOUSE &  
OFFICE SPACE

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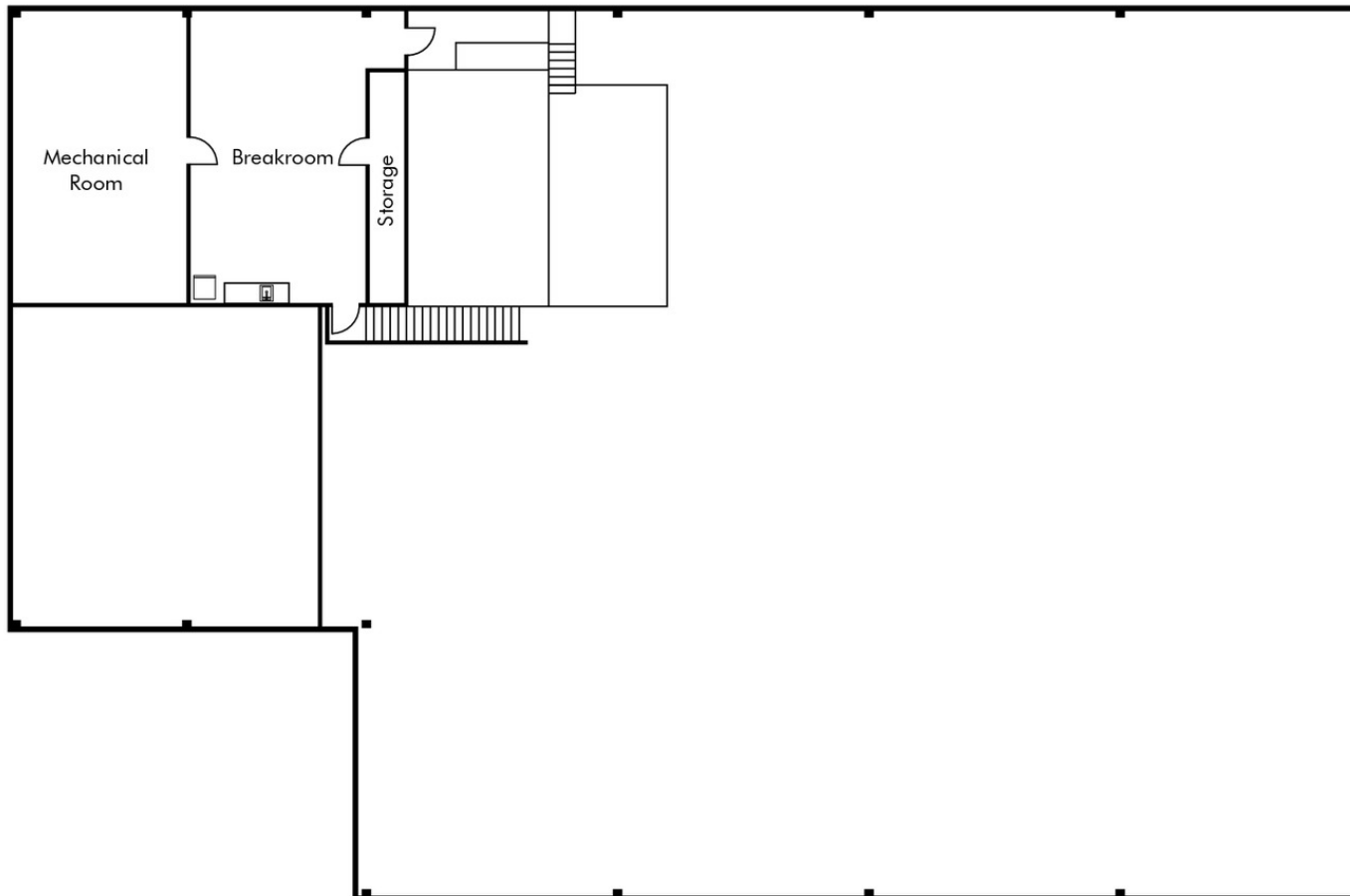
Square footage advertised is according to the county tax card. All square footage to be verified by the Purchaser.

# FLOOR PLANS

SECOND STORY  
MEZZANINE SPACE

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# RETAILER MAP

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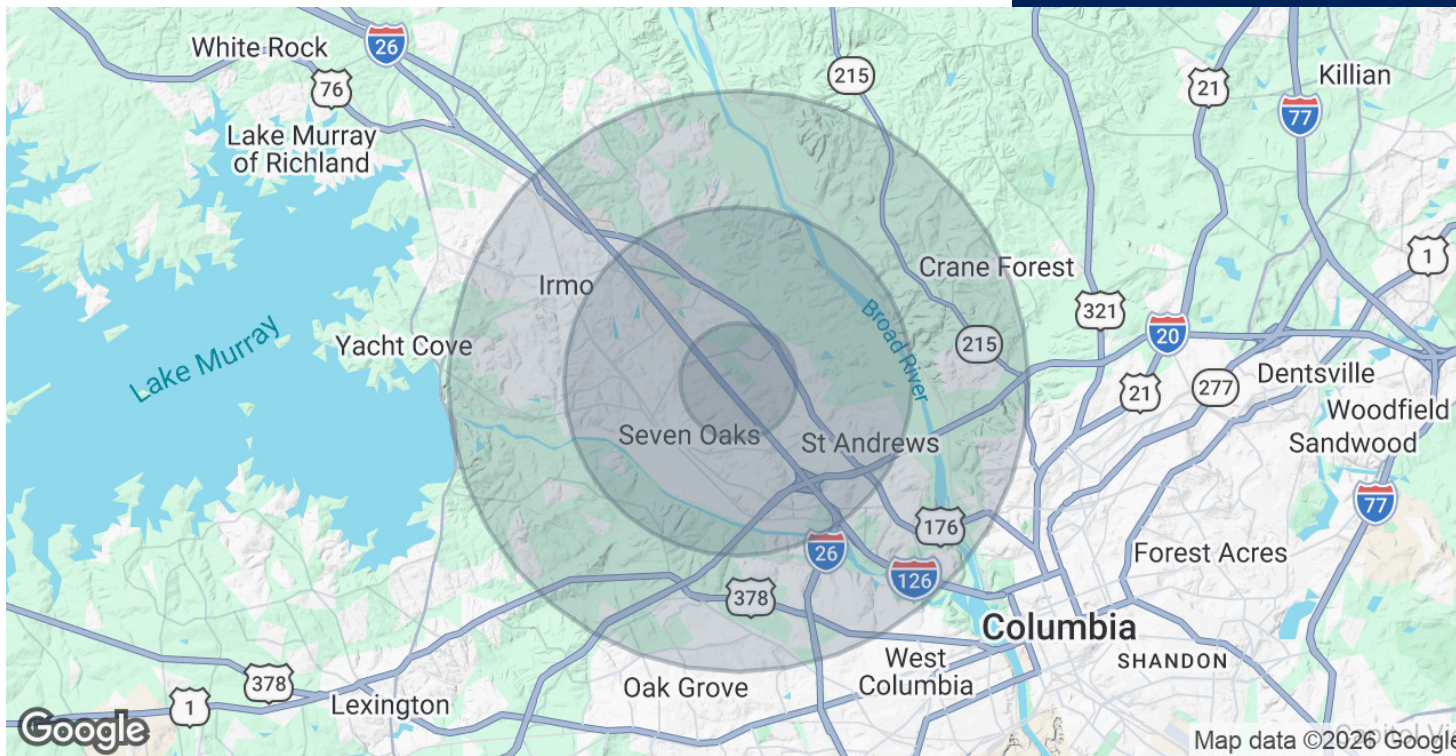
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# DEMOGRAPHICS MAP & REPORT

## NORTHWEST COLUMBIA

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,007	49,933	104,863
Average Age	34.1	37.0	37.5
Average Age (Male)	34.3	36.0	36.4
Average Age (Female)	34.7	37.6	38.3

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,290	21,134	44,478
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$64,489	\$70,230	\$81,483
Average House Value	\$162,179	\$204,680	\$230,236

2023 American Community Survey (ACS)

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