

COLUMBIA, SC

# HARD SCRABBLE RD

+/- 1 ACRE AVAILABLE FOR LEASE



# PROJECT DETAILS

**HARD SCRABBLE RD** • +/- 1 ACRE AVAILABLE FOR LEASE • LAND

## PROPERTY HIGHLIGHTS

- Planned retail development along Hardscrabble Rd adjacent to a new Starbucks.
- +/- 1 acre available for lease, ground lease, or BTS
- Full access and ample parking for a variety of uses
- Heartland Dental will anchor the project
- Nearby retailers include Publix, Food Lion, and more

## OFFERING SUMMARY

LEASE RATE	Negotiable
AVAILABLE ACREAGE	+/- 1 Acre

## DEMOGRAPHICS

### TOTAL HOUSEHOLDS

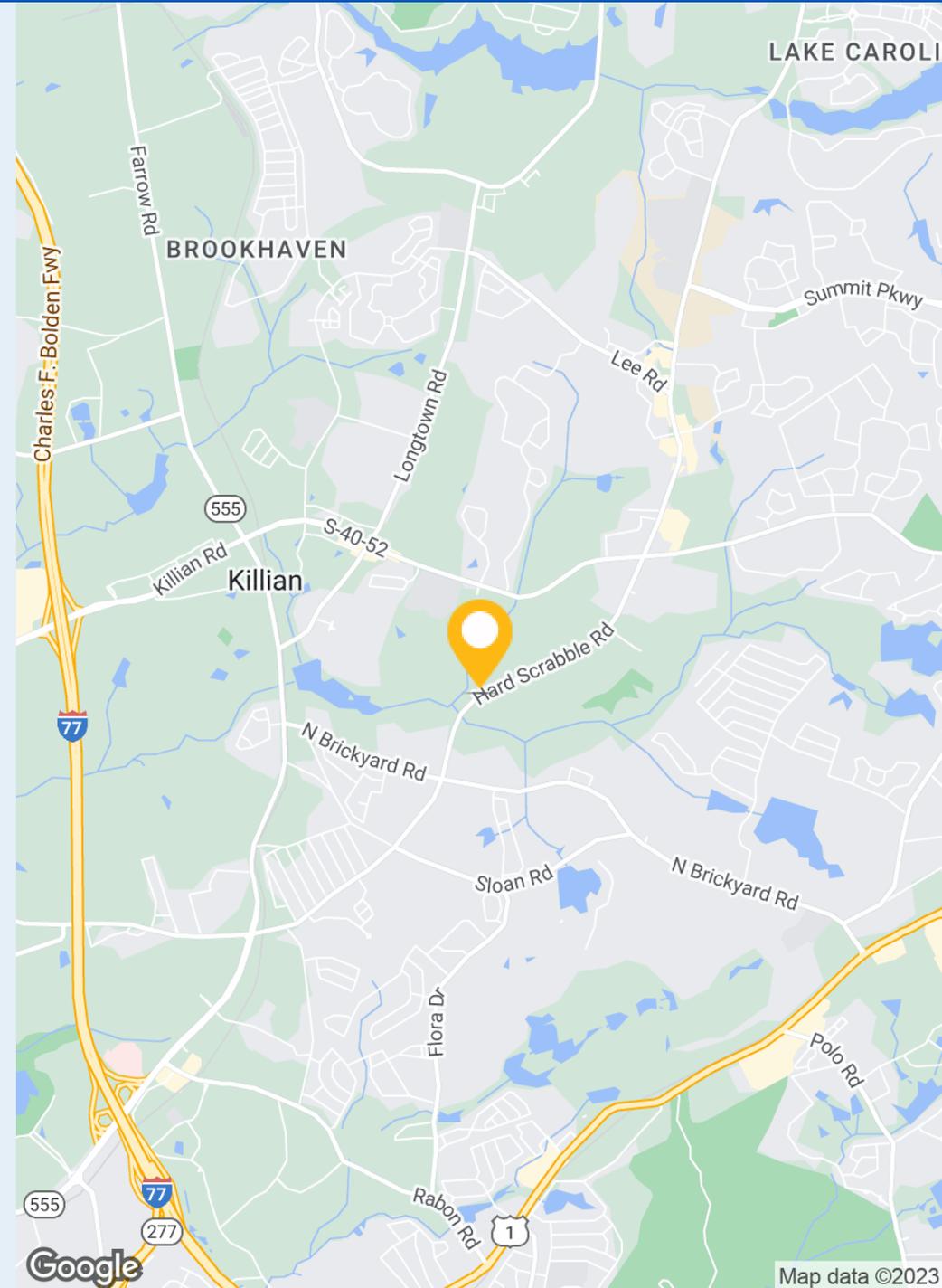
<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
8,332	68,914	118,334

### TOTAL POPULATION

<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
8,346	69,095	119,015

### MEDIAN HH INCOME

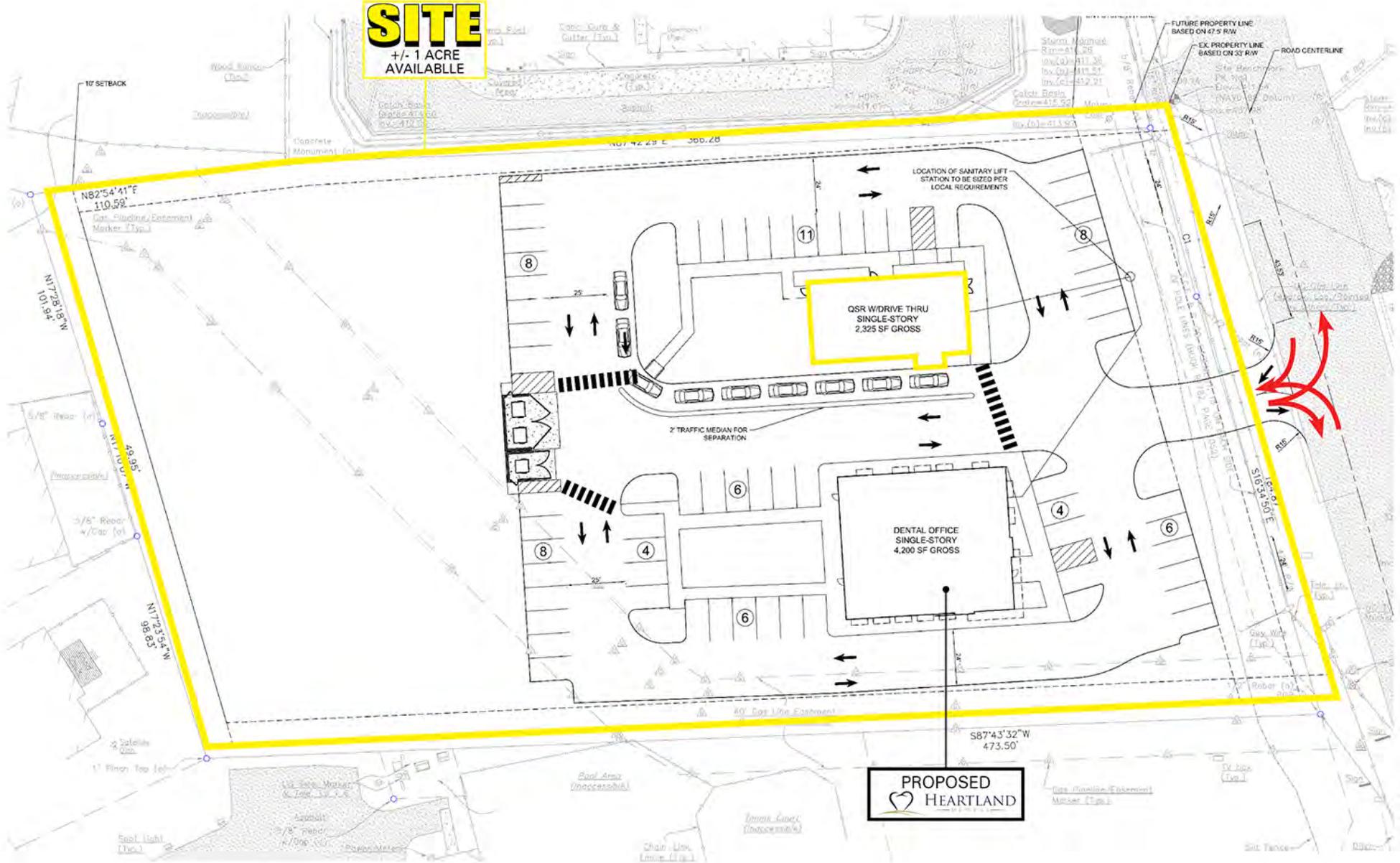
<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
\$70,077	\$80,232	\$78,535



# SITE PLAN

HARD SCRABBLE RD • +/- 1 ACRE AVAILABLE FOR LEASE • LAND

**SITE**  
+/- 1 ACRE  
AVAILABLE



ZOOM  
AERIAL

HARD SCRABBLE RD • +/- 1 ACRE AVAILABLE FOR LEASE • LAND



**SITE**  
+/- 1 ACRE  
AVAILABLE

20,700 ADT

Hard Scrabble Rd

Elders Pond Dr

PROPOSED  
HEARTLAND

COLUMBIA  
FIRE DEPARTMENT  
STATION 34

COLUMBIA, SC

# HARD SCRABBLE RD

**+/- 1 ACRE AVAILABLE FOR LEASE | LAND**

**ROBEY SPRATT**

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**CHARLOTTE**

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**ALBANY**

**ATLANTA**

**BOSTON**

**LOS ANGELES**

**NEW YORK CITY**

**ORLANDO**

**PITTSBURGH**

**WEST PALM BEACH**

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