

For Sale

±1.77 Acres

±7,053 SF

Restaurant/Redevelopment Site



109 Woodland Hills Rd

Columbia, South Carolina

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Property Features

109 Woodland Hills Rd - Columbia, South Carolina

PROPERTY LOCATION: The property is located off Saint Andrews Road adjoining the I-26 onramp.

PROPERTY DESCRIPTION: This ±1.77 acre parcel encompasses an active ±7,053 square foot restaurant. It has high visibility and Interstate signage to I-26.

TENANT: Can vacate upon purchase of the property. Tenant currently has two years remaining on a lease paying \$6,000/month MG. Tenant will consider negotiation of a new lease.

PARKING: 91 spaces

UTILITIES: Water - City of Columbia
Sewer - Alpine Utilities

ZONING: C2 (General Commercial)- Lexington County

ACREAGE: ±1.77 Acres - SCDOT is going to acquire ±0.10 of an acre for the Carolina Crossroads improvement project.

TRAFFIC COUNT: St. Andrews Rd- 22,300 (SCDOT Station 753)
I-26- 144,700 (SCDOT Station 2139)

DEMOGRAPHICS: 1 Mile 3 Miles 5 Miles

Population: 12,237 52,992 124,510

Households: 5,666 21,597 51,416

Average Household Income: \$46,163 \$56,310 \$62,913

PRICE: \$850,000



For Sale

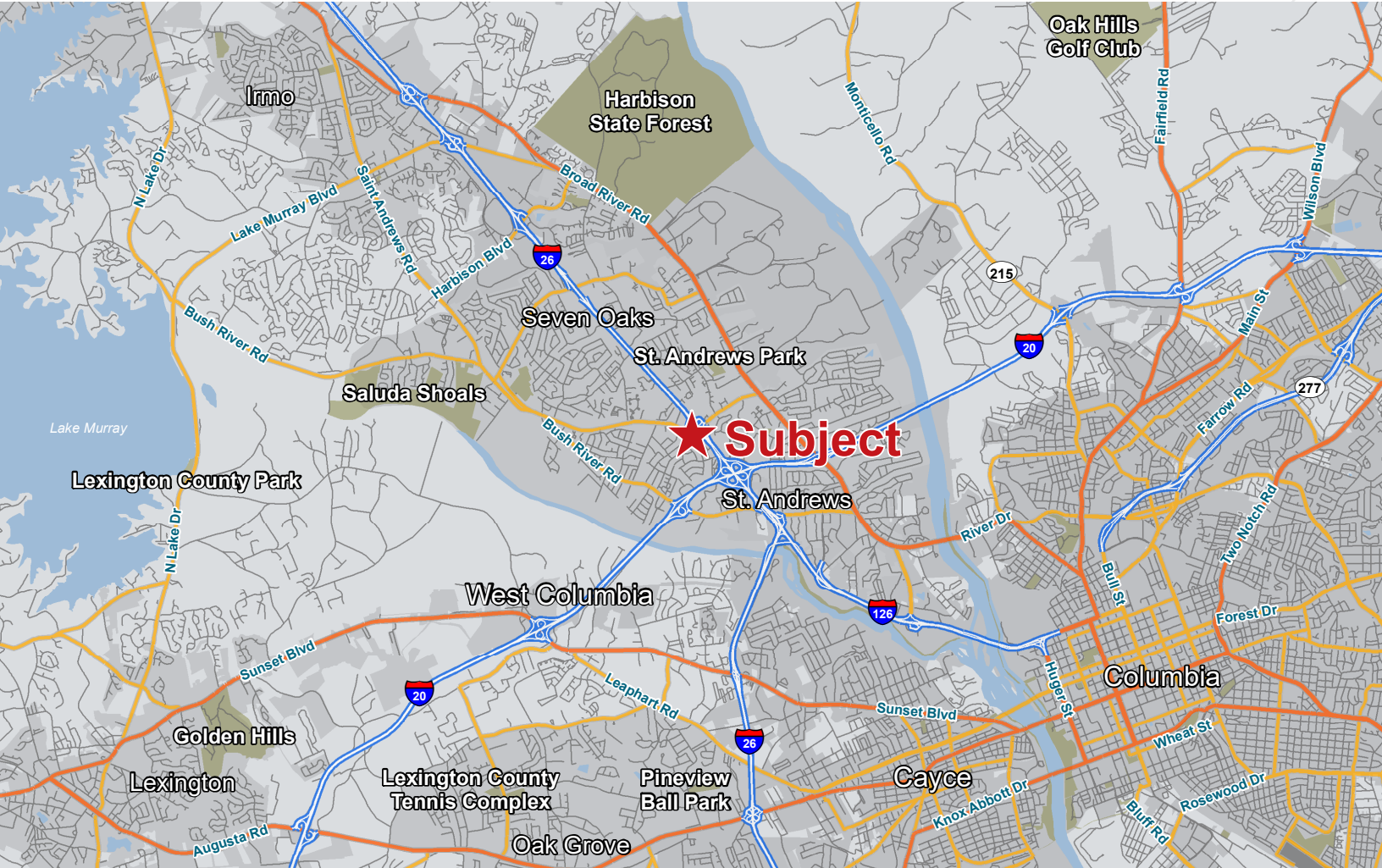
±1.77 Acres

±7,053 SF

Restaurant/Redevelopment Site

Property Location

109 Woodland Hills Rd - Columbia, South Carolina



Demographic Profile

St. Andrews Road & I-26 | Columbia, South Carolina

| | 1 Mile | 3 Miles | 5 Miles | | 1 Mile | 3 Miles | 5 Miles |
|-----------------------|--------|---------|---------|------------------------------------|----------|----------|----------|
| Population | | | | Median Household Income | | | |
| 2010 Census | 11,433 | 50,200 | 114,329 | 2019 Estimate | \$35,834 | \$42,582 | \$48,072 |
| 2019 Estimate | 12,237 | 52,992 | 124,510 | 2024 Projection | \$39,463 | \$48,797 | \$53,969 |
| 2024 Projection | 12,787 | 55,109 | 130,854 | Average Household Income | | | |
| % Chg. 2019-2024 | 4.5% | 4.0% | 5.1% | 2019 Estimate | \$46,163 | \$56,310 | \$62,913 |
| Households | | | | 2024 Projection | \$53,093 | \$63,911 | \$72,253 |
| 2010 Census | 5,431 | 20,490 | 47,333 | Per Capita Household Income | | | |
| 2019 Estimate | 5,666 | 21,597 | 51,416 | 2019 Estimate | \$21,213 | \$23,360 | \$26,209 |
| 2024 Projection | 5,877 | 22,517 | 54,096 | 2024 Projection | \$24,230 | \$26,506 | \$30,090 |
| Families | | | | 2019 Household Income Dist. | | | |
| 2010 Census | 2,601 | 10,581 | 26,600 | Less than \$15,000 | 18.2% | 14.9% | 14.3% |
| 2019 Estimate | 2,654 | 10,857 | 28,158 | \$15,000 - \$24,999 | 14.4% | 12.4% | 10.6% |
| 2024 Projection | 2,735 | 11,209 | 29,361 | \$25,000 - \$34,999 | 15.7% | 12.9% | 11.9% |
| 2019 Age Dist. | | | | \$35,000 - \$49,999 | 20.0% | 16.8% | 14.6% |
| 0 - 4 | 7.9% | 5.4% | 5.9% | \$50,000 - \$74,999 | 17.1% | 20.5% | 19.8% |
| 5 - 9 | 5.7% | 4.7% | 5.5% | \$75,000 - \$99,999 | 6.2% | 9.6% | 11.2% |
| 10 - 14 | 4.9% | 4.7% | 5.4% | \$100,000 - \$149,999 | 6.4% | 8.9% | 11.7% |
| 15 - 19 | 5.3% | 5.8% | 5.6% | \$150,000 - \$199,999 | 1.2% | 2.8% | 3.7% |
| 20 - 24 | 12.7% | 9.6% | 8.0% | \$200,000 and Up | 0.8% | 1.4% | 2.2% |
| 25 - 34 | 21.7% | 19.2% | 17.0% | 2019 Housing Data | | | |
| 35 - 44 | 12.8% | 13.7% | 13.8% | Owner Occ. Housing Units | 1,340 | 9,401 | 27,002 |
| 45 - 54 | 9.8% | 11.3% | 11.7% | Renter Occ. Housing Units | 4,326 | 12,196 | 24,414 |
| 55 - 64 | 8.6% | 10.5% | 11.7% | 2019 Business Data | | | |
| 65 - 74 | 5.9% | 8.3% | 9.1% | Total Businesses: | 613 | 2,415 | 5,296 |
| 75 - 84 | 3.2% | 4.5% | 4.4% | Total Employees: | 6,517 | 40,866 | 79,279 |
| 85+ | 1.5% | 2.2% | 2.0% | Average Household Size | | | |
| Median Age | | | | 2010 Census | 2.06 | 2.11 | 2.25 |
| 2010 Census | 29.4 | 34.0 | 34.9 | 2019 Estimate | 2.12 | 2.14 | 2.27 |
| 2019 Estimate | 30.5 | 35.4 | 36.7 | 2024 Projection | 2.14 | 2.15 | 2.28 |
| 2024 Projection | 30.6 | 36.0 | 37.5 | | | | |