

VILLAGE AT SANDHILLS - ANCHOR AVAILABLE

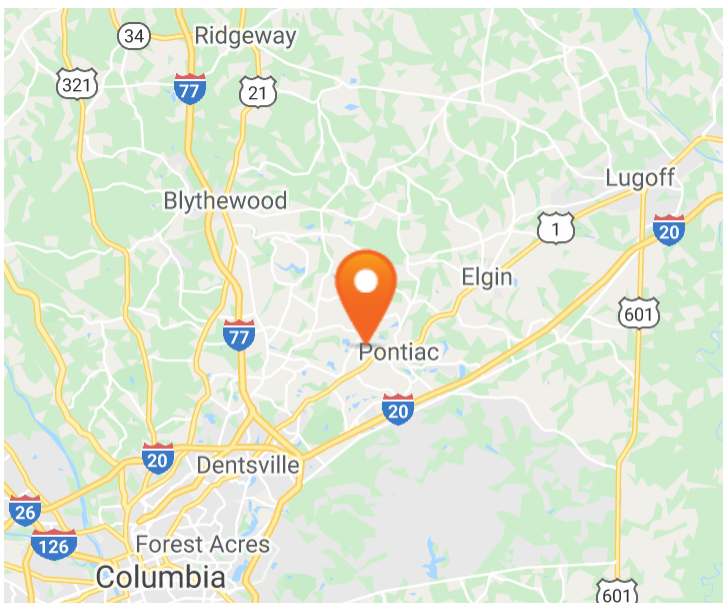
210 Forum Drive, Columbia, SC 29229

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Anchor space available in the Village at Sandhills, Columbia's largest and highest profile shopping center



PROPERTY HIGHLIGHTS

- 18,300 SF Anchor space available
- The Village at Sandhills is a 300 acre lifestyle center with over 1 million square feet of retail plus office and residential space
- Excellent site lines, ample parking and strong co-tenancy
- High Income, high growth sub-market
- Other anchors include Academy Sports, Belk, Bi-Lo, Books A Million, The Home Depot, Homegoods, JCPenney, MUV Fitness, Regal Cinemas, Rooms To Go, TJMaxx, Ashley Furniture, and Burlington
- Traffic Counts: Two Notch Rd - 23,400 AADT; Clemson Rd - 26,700 AADT

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2018 Population Density	52,262	99,435	136,847
2018 Daytime Population	15,610	24,868	45,379
2018 Median HH Income	\$76,966	\$74,122	\$66,808

EXCLUSIVE AGENT(S)

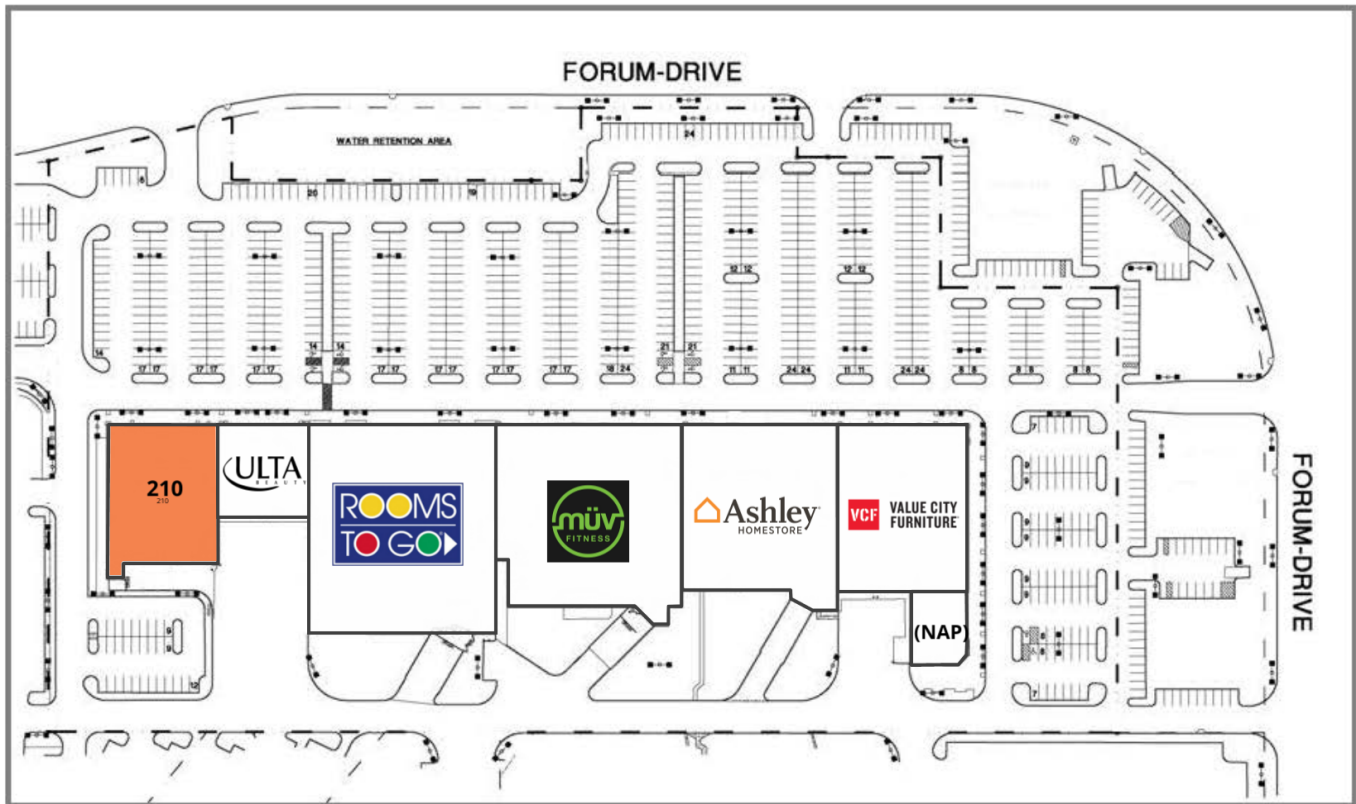
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SITE PLAN



SUITE	TENANT NAME	SPACE SIZE
210	Available	18,300 SF
214	Ulta Beauty	9,500 SF
220	Rooms To Go	45,000 SF
226	MUV Fitness	38,500 SF
230	Ashley Homestore	30,000 SF
240	Value City Furniture	24,780 SF
240-3	AVAILABLE SPACE (NAP)	5,080 SF

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