

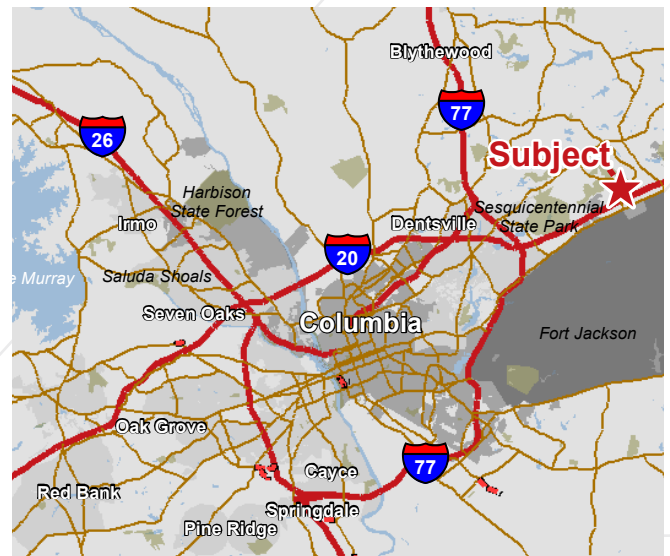


111 Sparkleberry Crossing

Columbia, South Carolina

Property Features

- Upscale, multi-tenant retail building located in Sparkleberry Crossing II Shopping Center
- Availability:
 - Suite 2 ±1,834 SF
 - Suite 3 ±1,645 SF
 - Suite 5 ±3,423 SF (Former medical/office use)
- Easy in and out access
- Ample and well lit parking
- Attractive landscaping and inviting store fronts
- Conveniently located between the intersection of Sparkleberry Lane and Clemson Road, with easy access to I-20
- Ideal placement in the fast growing Northeast Columbia market
- Lease Rate: \$14.00 per SF, NNN \$6.42



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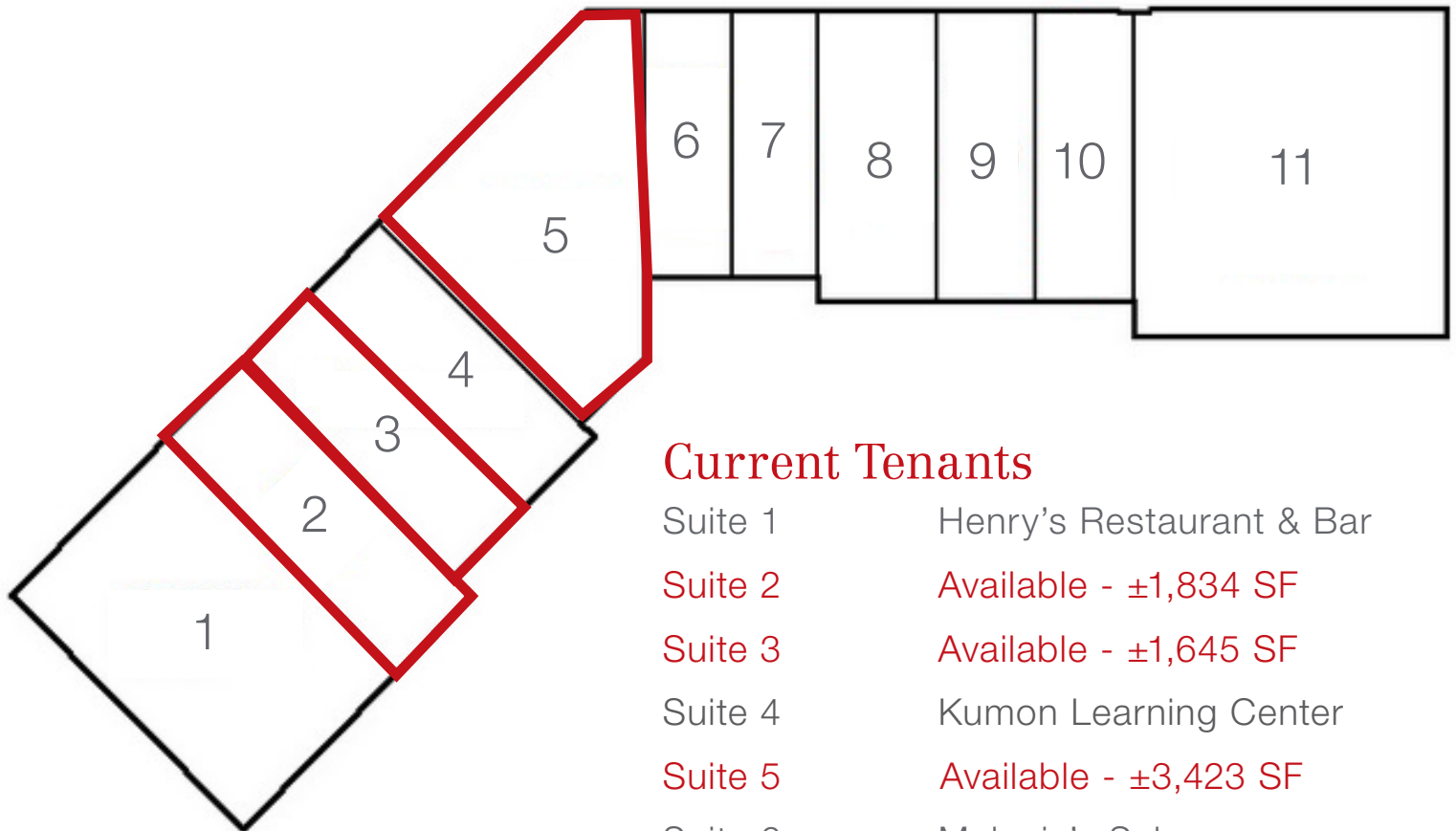
For Lease

±1,645-3,423 SF

Retail Space

Site Plan

111 Sparkleberry Crossing - Columbia, South Carolina



Current Tenants

Suite 1	Henry's Restaurant & Bar
Suite 2	Available - ±1,834 SF
Suite 3	Available - ±1,645 SF
Suite 4	Kumon Learning Center
Suite 5	Available - ±3,423 SF
Suite 6	Melanie's Salon
Suite 7	China Garden
Suite 8	Groucho's Deli
Suite 9	Tokyo Grill
Suite 10	State Farm Insurance
Suite 11	J Peter's Bar & Grill



Subject

2014 Traffic Count
18,200 VPD

2014 Traffic Count
31,000 VPD

Map Updated: Tuesday, September 08, 2015. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Avant.

Demographic Profile

Sparkleberry Lane and Clemson Road - Columbia, South Carolina

	1 Mile	3 Miles	5 Miles		1 Mile	3 Miles	5 Miles
Population				Median Household Income			
2010 Census	4,133	22,439	69,311	2017 Estimate	\$71,292	\$73,783	\$65,244
2017 Estimate	4,625	25,215	75,739	2022 Projection	\$78,695	\$80,101	\$73,249
2022 Projection	4,867	27,130	80,698	Average Household Income			
% Chg. 2017-2022	5.2%	7.6%	6.5%	2017 Estimate	\$96,575	\$100,794	\$84,861
Households				2022 Projection	\$110,112	\$113,215	\$95,548
2010 Census	1,700	9,025	26,674	Per Capita Household Income			
2017 Estimate	1,914	10,189	29,309	2017 Estimate	\$39,742	\$40,886	\$32,875
2022 Projection	2,018	10,986	31,289	2022 Projection	\$45,410	\$46,002	\$37,066
Families				2017 Household Income Dist.			
2010 Census	1,148	6,115	18,985	Less than \$15,000	8.4%	6.5%	6.7%
2017 Estimate	1,259	6,745	20,467	\$15,000 - \$24,999	6.5%	6.5%	7.4%
2022 Projection	1,314	7,201	21,672	\$25,000 - \$34,999	7.1%	7.6%	8.7%
2017 Age Dist.				\$35,000 - \$49,999	9.7%	9.0%	12.1%
0 - 4	6.7%	6.3%	6.6%	\$50,000 - \$74,999	20.6%	21.0%	21.5%
5 - 9	6.5%	6.5%	6.9%	\$75,000 - \$99,999	16.6%	15.5%	15.6%
10 - 14	6.5%	6.6%	7.0%	\$100,000 - \$149,999	14.1%	15.9%	16.6%
15 - 19	6.2%	6.0%	6.3%	\$150,000 - \$199,999	7.2%	7.5%	6.0%
20 - 24	7.0%	6.2%	6.2%	\$200,000 and Up	10.0%	10.4%	5.4%
25 - 34	17.3%	15.1%	14.7%	2017 Dist. by Race & Ethnicity			
35 - 44	14.1%	14.0%	14.5%	White Alone	44.1%	51.3%	43.0%
45 - 54	12.3%	12.9%	13.1%	Black Alone	41.4%	34.8%	44.8%
55 - 64	12.0%	12.7%	12.2%	American Indian Alone	0.3%	0.4%	0.3%
65 - 74	8.1%	9.1%	8.2%	Asian Alone	6.1%	6.0%	4.7%
75 - 84	2.6%	3.4%	3.2%	Pacific Islander Alone	0.3%	0.2%	0.2%
85+	0.7%	1.2%	1.1%	Some Other Race Alone	4.0%	4.0%	3.5%
Median Age				Two or More Races	3.9%	3.3%	3.4%
2010 Census	33.3	35.8	35.0	Hispanic Origin (Any Race)	9.5%	9.0%	8.0%
2017 Estimate	34.9	37.2	36.5	2017 Housing Data			
2022 Projection	35.5	37.8	36.8	Owner Occ. Housing Units	977	6,121	20,079
Average Household Size				Renter Occ. Housing Units	937	4,068	9,230
2010 Census	2.43	2.48	2.58	2017 Business Data			
2017 Estimate	2.41	2.47	2.57	Total Businesses:	95	845	1,633
2022 Projection	2.41	2.46	2.57	Total Employees:	1,421	11,407	18,901