



— 4350 —
ST. ANDREWS RD
COLUMBIA, SC 29210
FOR LEASE

THE SHOPPES AT ST. ANDREWS

Available for Lease:
±5,800 SF Retail Space
near Seven Oaks Park

- > Up to **±5,800 SF** available, from **±2,800 SF to ±3,000 SF** in two spaces
- > Access to **signalized intersection** with **dedicated turn lane**
- > **Pylon signage** available
- > Parking: **430 Surface Spaces**
(6.46 per 1,000 SF)
- > 2018 Traffic Count: **22,900 VPD** on St. Andrews Rd.

LEASE RATE: \$11.00 NNN



CONTACT

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WILLIAM MILLS | Brokerage Associate | wmills@trinity-partners.com | 803-567-1794

TRINITY PARTNERS | 1556 MAIN STREET, SUITE 200 COLUMBIA, SC 29201 | TRINITY-PARTNERS.COM

The information contained herein was obtained from sources believed reliable; however, Trinity Partners makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.





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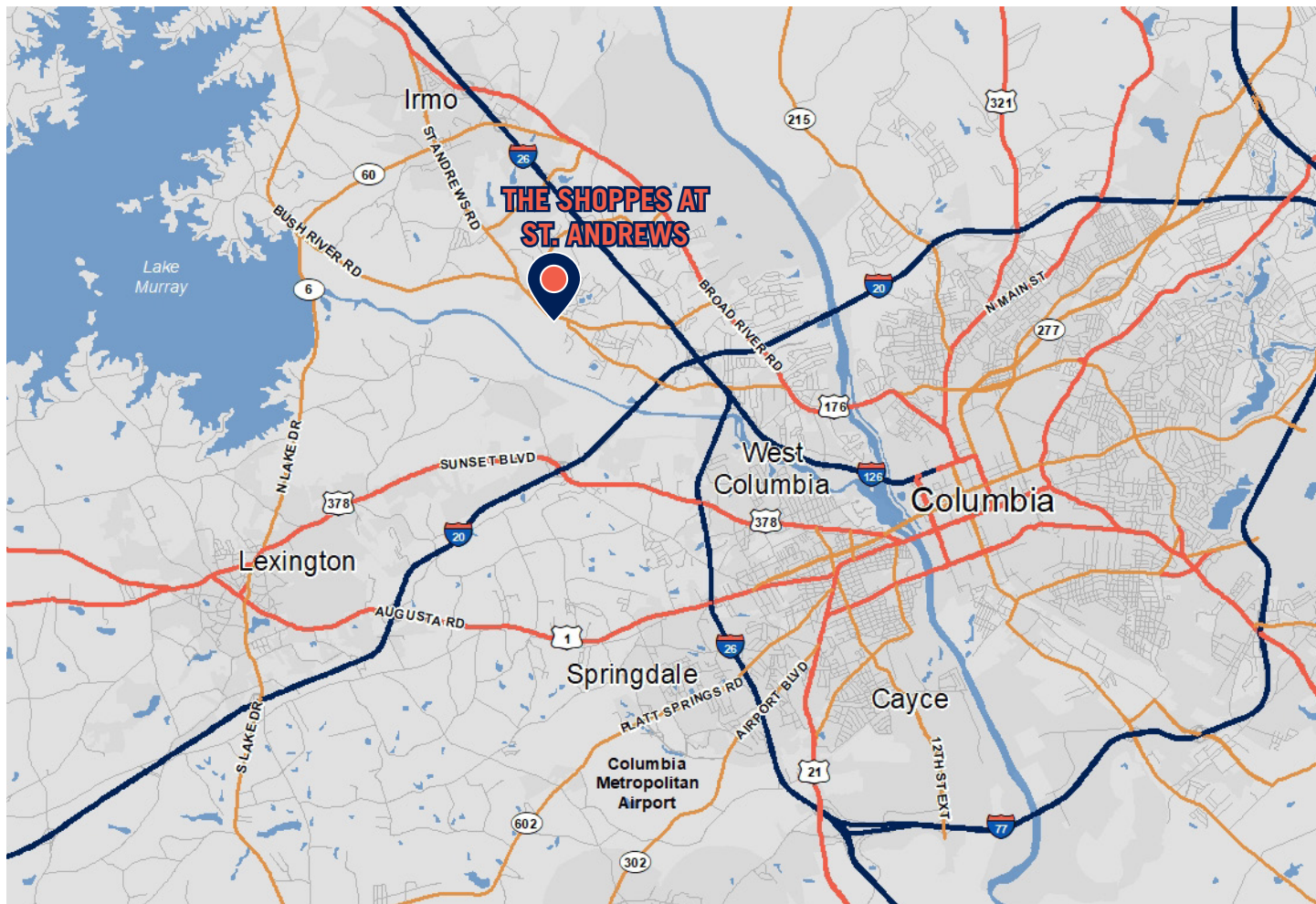
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DEMOGRAPHICS

	2019 Average Household Income	Total Businesses	Total Employees	2019 Population Estimate	2010-2019 Population Growth	2019-2024 Population Growth
1 Mile	\$83,994	249	2,060	5,204	-2.78%	4.36%
3 Mile	\$68,557	2,621	33,077	56,184	12.09%	5.69%
5 Mile	\$69,603	5,474	65,196	110,730	7.32%	4.79%

Data Source: CoStar Reality Group

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