

FOR SALE

819 / 821 Arrowwood Rd | Columbia, SC 29210

Two-unit residential investment opportunity



PROJECTED RENT

\$2,300/mo

819 current + 821 asking

POTENTIAL ANNUAL RENT

\$27,600

Before vacancy and expenses

PROPERTY DETAILS

2,072 heated SF

0.49 ac lot

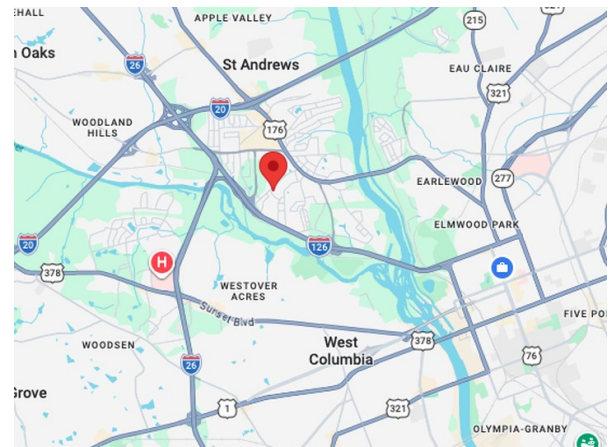
Income Opportunity with Two Distinct Units

Positioned as a two-unit residential property, Arrowwood offers existing in-place rent at 819 and an additional lease-up opportunity at 821.

PROPERTY HIGHLIGHTS

- 819: approximately 650 SF; 2 bedrooms / 1 bath with detached carport and shed; currently leased at \$950 per month.
- 821: approximately 1,400 SF; 3 bedrooms / 2 baths with conditioned and unconditioned bonus rooms; updated in 2026 with LVP flooring and new baseboards; currently vacant and asking \$1,350 per month.
- The vacant 821 unit provides flexibility for an owner-occupant to use it as a primary residence while receiving rental income from 819.

LOCATION MAP



Property pin: 819 / 821 Arrowwood Rd, Columbia, SC

William Gregg

803-603-8989 | WGregg@WilsonKibler.com

Ted Pitts

803-779-8600 | Ted.Pitts@WilsonKibler.com

Information deemed reliable but not guaranteed. Buyer to verify all information.



PROPERTY PHOTOS

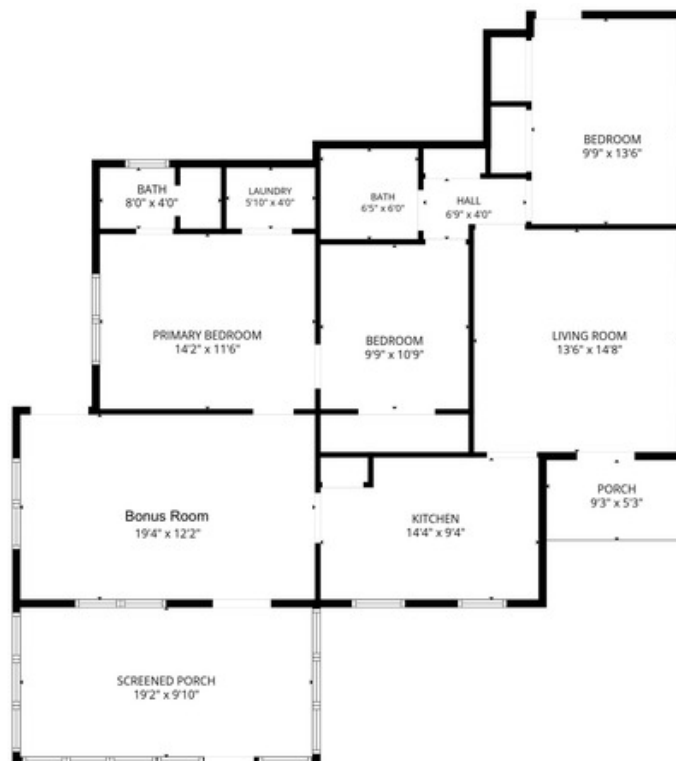
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Area aerial view



Aerial neighborhood view



821 floor plan

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