



FOR SALE

±7,300-SF Former Church Building

1410 Sunnyside Drive, Columbia, SC

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PRICE:

\$760,000.00

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Investment Opportunity

1410 Sunnyside Drive is located between Forest Drive and Trenholm Road. This former church is situated between Downtown Columbia and the thriving Forest Acres business and residential communities.

Positioned near major community anchors, including an MUSC Hospital campus to the east and a new Kroger anchored development to the west, the property benefits from excellent accessibility and surrounding growth.

HIGHLIGHTS

- Located in prime Forest Acres submarket, with close proximity to Downtown Columbia and Richland Mall redevelopment
- Main sanctuary with an elevated walk in baptismal, kitchen and corridor with multiple office/meeting rooms.

PROPERTY OVERVIEW

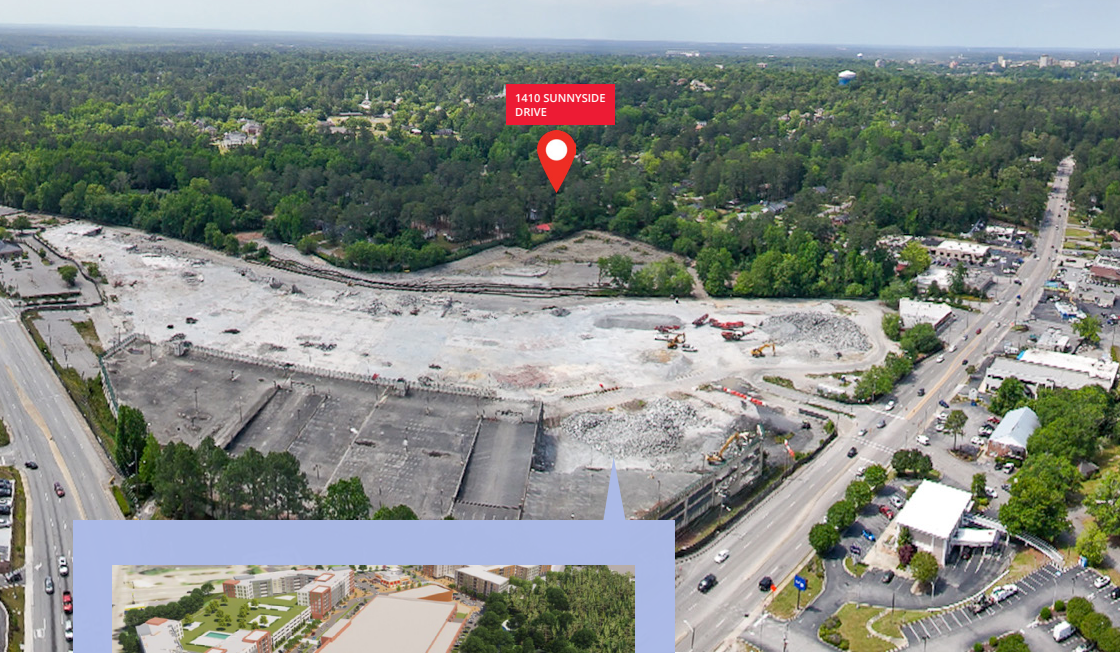
Building	±7,300 SF building
Land Area	±1 acre
Parking	±10 spaces with additional room for expansion
Zoning	P-1 church or government usage
Permitted uses	Community residence, government facility/office, library, museum or cultural facility, place of worship, school (k-12), greenway, park, playground, adult daycare, country club or public recreation facility
Conditional uses	Small wireless facility, utility lines and related appurtenances, open air market or outdoor athletic courts



Area Overview

- **1410 Sunnyside Drive** provides access to the vibrant Forest Acres retail corridor, a sizeable affluent residential base and several top-rated public and private schools.
- **As the capital city of South Carolina**, Columbia is home to six universities and colleges and the nation's largest army training facility.
- **Columbia attracts and retains a strong workforce** and diverse economy with a base in government, education, finance, insurance and tech. Columbia is recognized for attracting innovative companies and expanding medical, technical and manufacturing industries.
- **This offer presents an opportunity to acquire a well-located building** ideally suited for a community center, government usage or church.





Rendering credit: Southeastern Development

Richland Mall Redevelopment Site – located ½ mile from 1410 Sunnyside Drive, the former Richland Mall is being converted into a mixed-use destination in the thriving Forest Acres submarket. The 26-acre redevelopment will include a mix of retail, multifamily, grocery store and more. In addition, the City of Forest Acres will develop a new state-of-the-art park adjacent to the site.



CONTACT

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