

AVAILABLE Batesburg Plaza

248 W COLUMBIA AVE | BATESBURG-LEESVILLE, SC 29006

LOCATED IN AN
OPPORTUNITY
ZONE



15,600 SF FOR LEASE

- ▶ Traffic count: 10,100 ADT (W Columbia Ave)
- ▶ 68,238 SF Neighborhood Center featuring Roses, Farmers Home Furniture, Allsouth Federal Credit Union, and Pizza Hut
- ▶ Positioned at a signalized intersection
- ▶ 407' frontage on US-1 Hwy with 4 curb cuts
- ▶ 151' frontage on W Columbia Ave
- ▶ Parking ratio of 3.08/1,000 SF



KOTIS
PROPERTIES
EST. 1958

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DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Populations	2,594	7,549	10,747
Total Households	1,069	3,081	4,346
Average HH Income	\$56,156	\$61,778	\$62,830

Source: 2024 Costar