



FOR LEASE

# VISTA CENTER 1301 ASSEMBLY STREET

COLUMBIA, SC 29201

**CBRE**

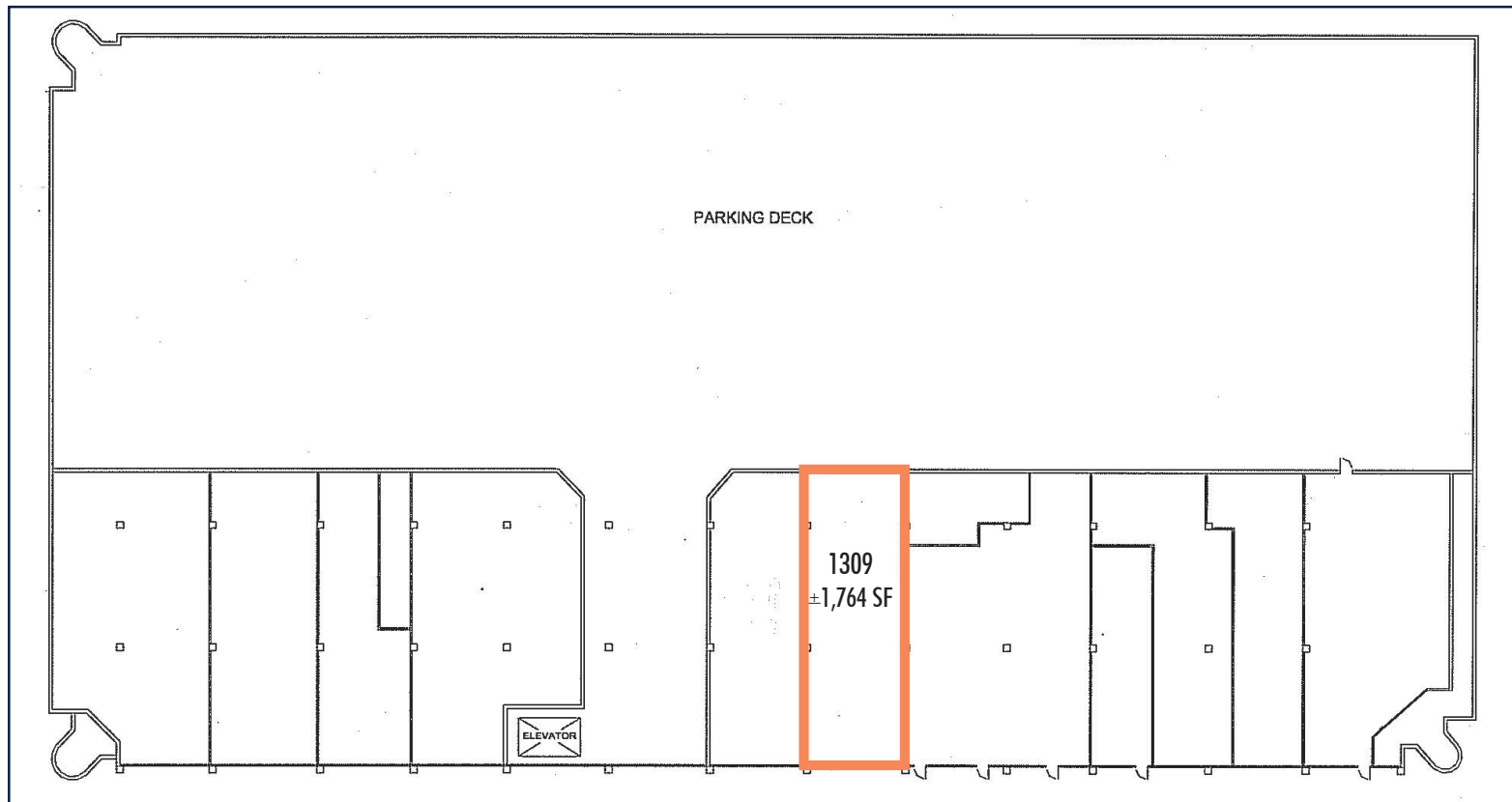
# PROPERTY OVERVIEW

## RETAIL/OFFICE SPACE ON HEAVILY TRAFFICKED ASSEMBLY STREET

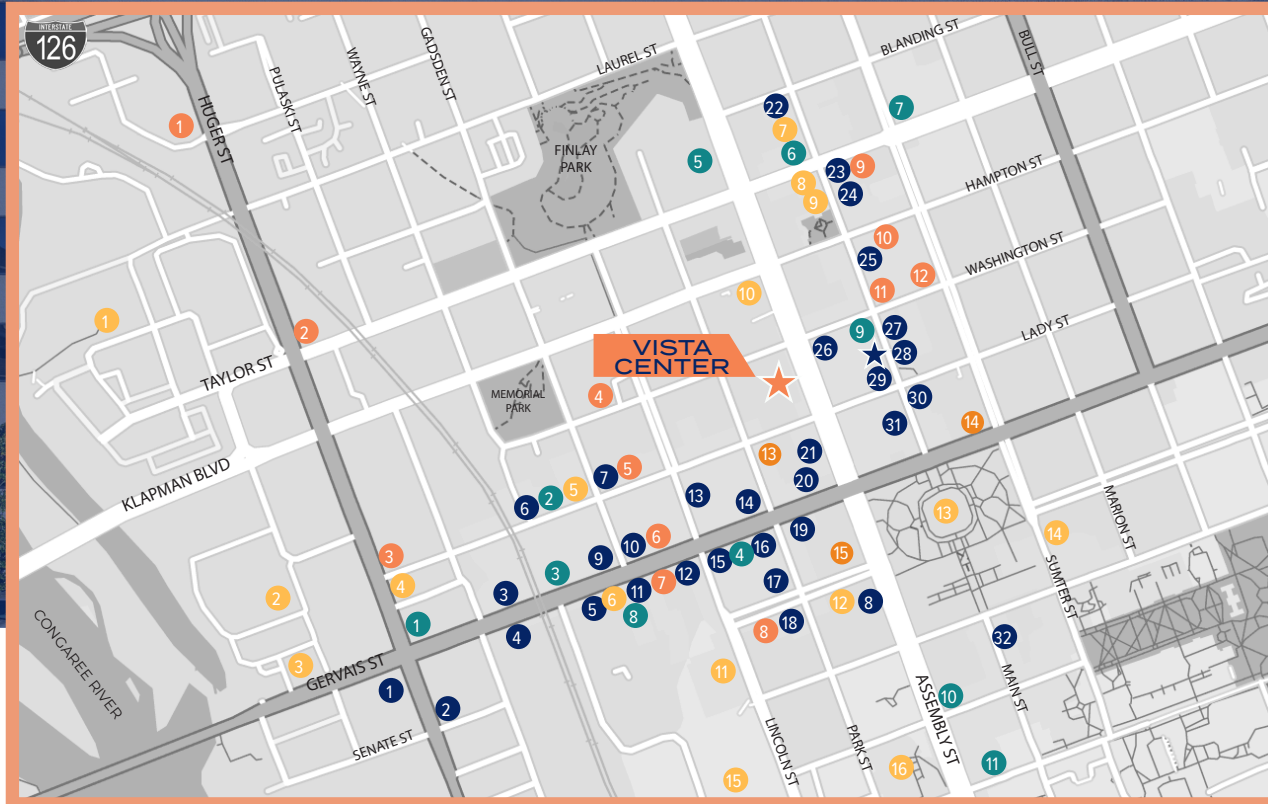
- Excellent visibility & exposure
- Walking distance to the Vista, Main Street & SC State House
- Ample street parking on Assembly Street & Lady Street
- Assembly Street Traffic Counts: 22,800 VPD
- More than 3,000 apartments, beds & hotel rooms currently under development or recently developed within one block
- Other tenants include Enterprise, Let's Cook Culinary Studio, South Carolina Education Lottery, and US Military recruitment offices

## AVAILABLE SPACE

SUITE	SF	LEASE RATE
1309*	±1,764	\$17.50-\$20.00, PSF NNN



# AREA AMENITIES



## DINING

- ★ MOA Korean BBQ & Bar
- 1 McDonald's
- 2 Freshe Poke
- 3 Chipotle Mexican Grill
- 4 Gervais & Vine
- 5 Tsunami Sushi Restaurant
- 6 M Vista
- 7 COA Agaveria y Cocina
- 8 IHOP
- 9 Jimmy John's
- Grill Marks
- Steel Hands Vista Distilling

- 10 Di Vino Rosso
- 11 Old Chicago Pizza
- 12 Taco Mundo Kitchen y Cantina
- 13 Blue Marlin
- 14 Panera Bread
- 15 LongHorn Steakhouse
- 16 Pearlz Oyster Bar
- Motor Supply Co. Bistro
- 17 Five Guys Burgers & Fries
- 18 Ruth's Chris Steakhouse
- 19 Menkoi Ramen House
- 20 Mellow Mushroom
- 21 Cola's Restaurant

- 22 Smoked
- Hendrix Restaurant
- The Grand on Main
- 23 Drakes Duck-In
- 24 Cowboy Brazilian Steakhouse
- 25 East Bay Deli
- Starbucks
- 26 Camon Japanese
- Sky Bistro Lounge
- 27 Takosushi
- Swanson's Deli
- Stoner's Pizza Jointi
- 28 Market on Main

- 29 Cantina 76
  - Kao Thai Cuisine
  - 30 Bourbon
  - 31 Halls Chophouse
  - 32 Hibachi House
- ## SHOPPING & SERVICES
- 1 Publix
  - 2 Imagine This Boutique
  - Savoy Menswear
  - 3 The UPS Store
  - 4 Urban Outfitters
  - 5 United State Postal Service
  - 5 Mast General Store

- 6 Prisma Health
  - 7 Sylvan Jewelers
  - 8 Granger Owings
  - 9 CVS Pharmacy
  - 10 FedEx Office
- ## LODGING
- 1 Staybridge Suites
  - 2 Fairfield Inn & Suites
  - 3 SpringHill Suites
  - 4 Holiday Inn Express & Suites
  - 5 Aloft Columbia
  - 6 Hyatt Place
  - 7 Hampton Inn by Hilton

- 8 Hilton Columbia Center
  - 9 Hotel Trundle
  - 10 Marriott Columbia
  - 11 Sheraton Columbia
  - 12 Holiday Inn
  - 13 Cambria Hotel
  - 14 Moxy Columbia Downtown
  - 15 Lanturn Hotel
- ## POINTS OF INTEREST
- 1 Canalside Development
  - Riverfront Park & Trails
  - 2 South Carolina State Museum
  - 3 EdVenture Children's Museum

- 4 Trustus Theater
- 5 Escapology Columbia
- 6 Craft Axe Throwing
- 7 Nickelodeon Theatre
- 8 Columbia City Ballet
- 9 Columbia Museum of Art
- 10 Richland County Library
- 11 Convention Center
- 12 The Senate
- 13 South Carolina State House
- 14 Town Theatre
- 15 Colonial Life Arena
- 16 Koger Center for the Arts

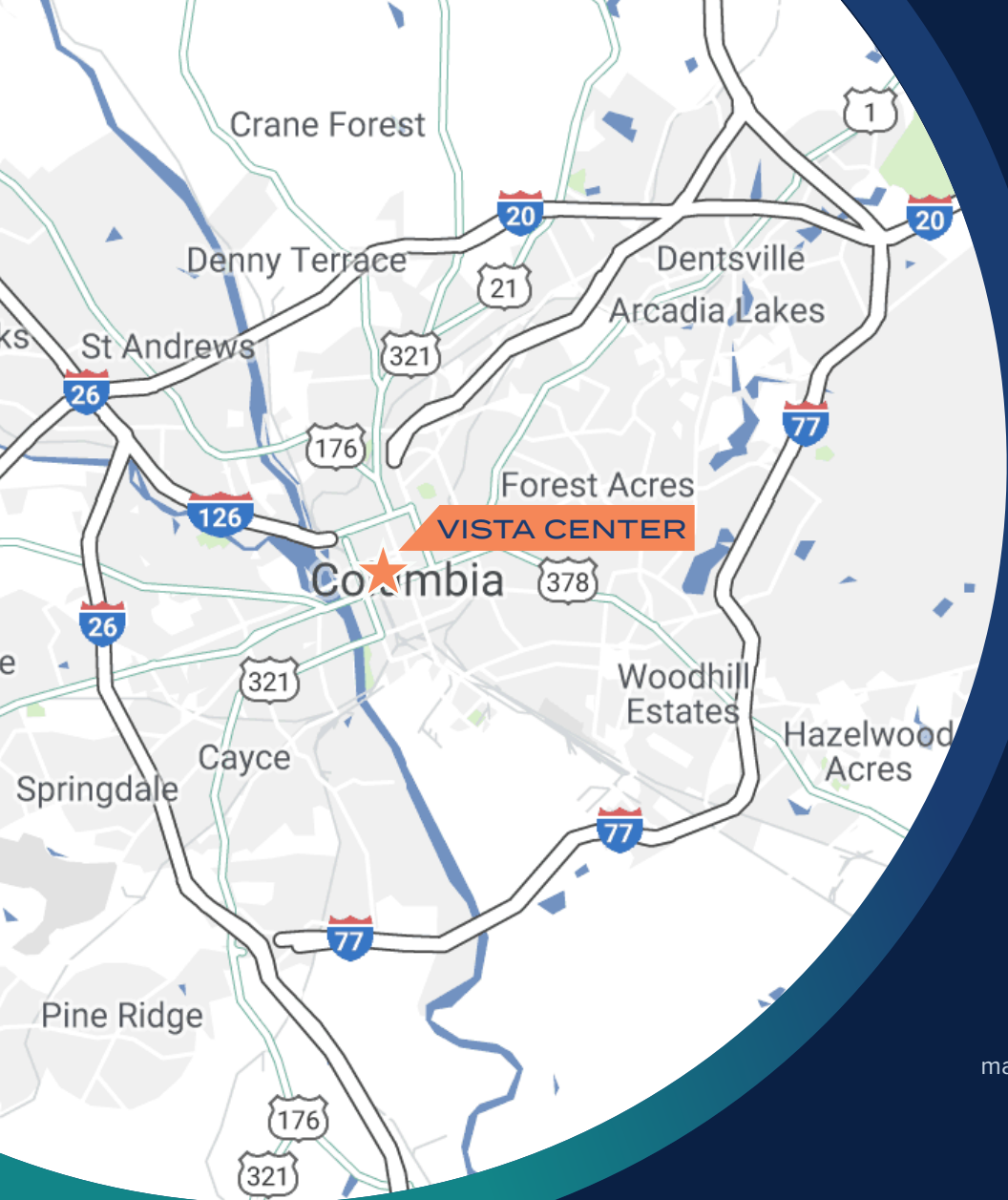


## DEVELOPMENTS

		TYPE	DESCRIPTION
1	THE STANDARD AT COLUMBIA	Student Housing	678 Beds
2	1401 MAIN STREET	Municipal Services Complex	Centralized Offices Renovation
3	ōliv COLUMBIA	Mixed-Use Development	2,350 Beds + Retail/ Parking
4	MOXY HOTEL	Boutique Hotel	128 Rooms
5	PROPOSED BOHEMIAN HOTEL	4-Star Luxury Hotel	7-Story Hotel + Parking Garage
6	FINLAY PARK	Park	\$25 Million Renovation Completed 2025

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	21,202	94,472	223,335
AVERAGE HOUSEHOLD INCOME	\$77,008	\$86,326	\$84,607
DAYTIME POPULATION	68,977	169,442	324,662



**CBRE**

## CONTACT US

**MARIE DIECKMANN**

Senior Associate

+1 803 744 5091

[marie.dieckmann@cbre.com](mailto:marie.dieckmann@cbre.com)

**AARON DUPREE, CCIM**

Senior Vice President

+1 803 744 6859

[aaron.dupree@cbre.com](mailto:aaron.dupree@cbre.com)

**CBRE | COLUMBIA**

1333 Main Street, Suite 210, Columbia, SC 29201

+1 803 779 7777 | [www.cbre.com/southcarolina](http://www.cbre.com/southcarolina)

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.