



-CONFIDENTIAL-

OPERATING BUSINESS - DO NOT ENTER THE PREMISES AND ALERT EMPLOYEES

COLUMBIA, SC

7490 GARNERS FERRY RD

AVAILABLE FOR LEASE



**PROJECT
DETAILS**

AVAILABLE SPACE

1.489 AC | 4,687 SF

TRAFFIC COUNTS

41,000 ADT on Garners Ferry Rd

PROPERTY HIGHLIGHTS

- Existing 4,687 SF sit down restaurant at signalized intersection
- Ground Lease or Building Lease
- Strong visibility to the intersection of Patterson Rd & Garners Ferry Rd (41,000 ADT)
- Shadow anchored Walmart with proximity to Lowes, Planet Fitness, Food Lion, and Tractor Supply

LEASE RATE

Call to discuss




COUNTY

Richland

MARKET

Columbia



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
 TOTAL HOUSEHOLDS	4,210	17,622	38,460
 TOTAL POPULATION	9,295	42,140	91,457
 MEDIAN HH INCOME	\$59,692	\$60,854	\$65,425

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AERIAL



SITE

Walmart

ABC

PLATO'S

OneMain Financial

Simply Smile

WAFFLE HOUSE

COOKOUT

La Petite ACADEMY

AspenDental

TACO BELL

MURPHY USA

Firestone

Arby's

Shell

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SOUTH CAROLINA

COLUMBIA

Columbia, South Carolina, is the vibrant capital city of the state, blending Southern charm with the energy of a college town. Home to the University of South Carolina, Columbia boasts a youthful, dynamic atmosphere with a strong focus on education, research, and innovation. Its revitalized downtown area features a mix of government buildings, local shops, diverse dining options, and cultural attractions like the Columbia Museum of Art and the historic South Carolina State House.

Beyond its urban core, Columbia offers abundant outdoor recreation, thanks to the Congaree River, Lake Murray, and nearby Congaree National Park. The city's neighborhoods range from trendy districts like The Vista to quiet suburban communities, making it attractive to a wide range of residents. With a growing economy driven by education, healthcare, and military sectors—particularly Fort Jackson—Columbia continues to evolve as a key center for business, culture, and Southern living in the Midlands region.



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