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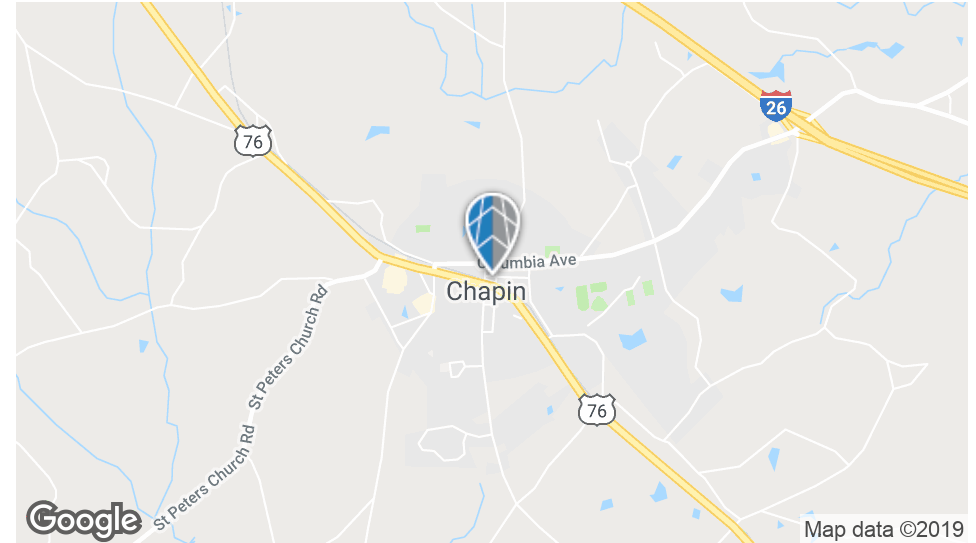
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ROI COMMERCIAL, LLC

1300 Sumter Street

Columbia, SC 29201

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PROPERTY SUMMARY

| | |
|-----------------------|----------------------------------|
| Sale Price: | \$400,000 |
| Lot Size: | 0.14 Acres |
| Building Size: | 4,891 SF |
| Zoning: | General Commercial |
| Sub Market: | Chapin |
| Cross Streets: | Clark Street and Beaufort Street |

PROPERTY OVERVIEW

Well maintained office building located in the heart of downtown Chapin.

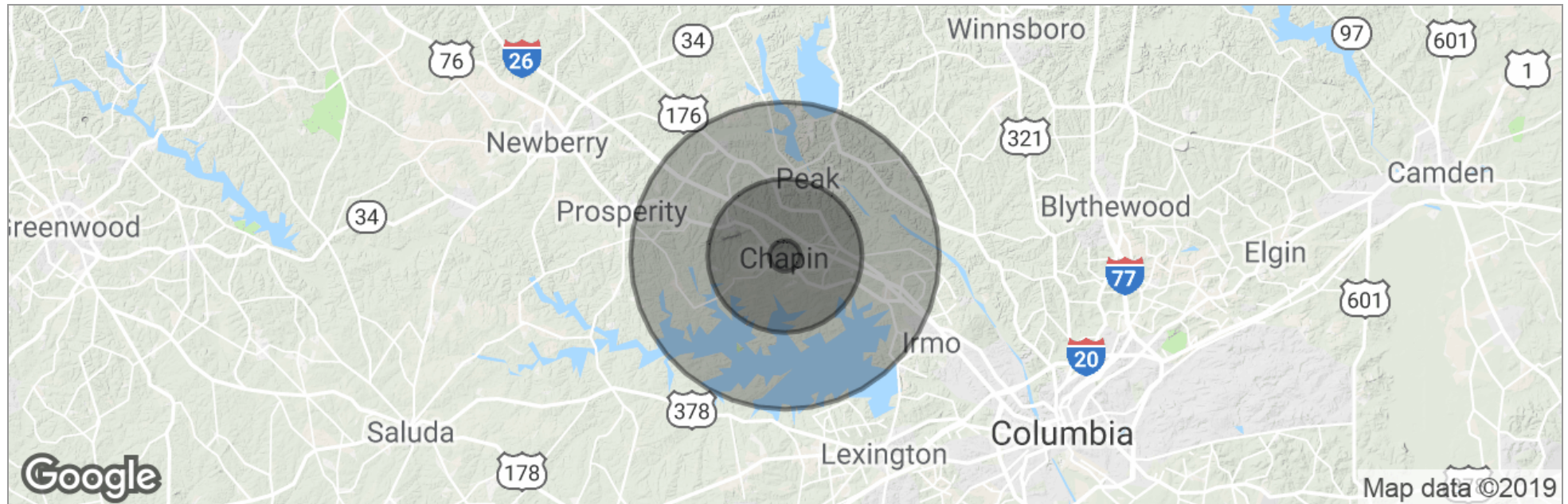
PROPERTY HIGHLIGHTS

- 4891 SF Office/Retail Building
- 4115 SF Office space
- 776 SF Warehouse/storage space
- Zoned General Commercial
- Building is equipped with a backup generator



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| | 1 Mile | 5 Miles | 10 Miles |
|---------------------|----------|-----------|-----------|
| Total Population | 725 | 15,984 | 49,797 |
| Population Density | 231 | 204 | 159 |
| Median Age | 36.7 | 41.5 | 42.8 |
| Median Age (Male) | 32.7 | 39.8 | 41.7 |
| Median Age (Female) | 39.3 | 42.7 | 43.4 |
| Total Households | 284 | 6,080 | 18,649 |
| # of Persons Per HH | 2.6 | 2.6 | 2.7 |
| Average HH Income | \$64,782 | \$90,190 | \$96,133 |
| Average House Value | | \$282,516 | \$284,835 |

* Demographic data derived from 2010 US Census