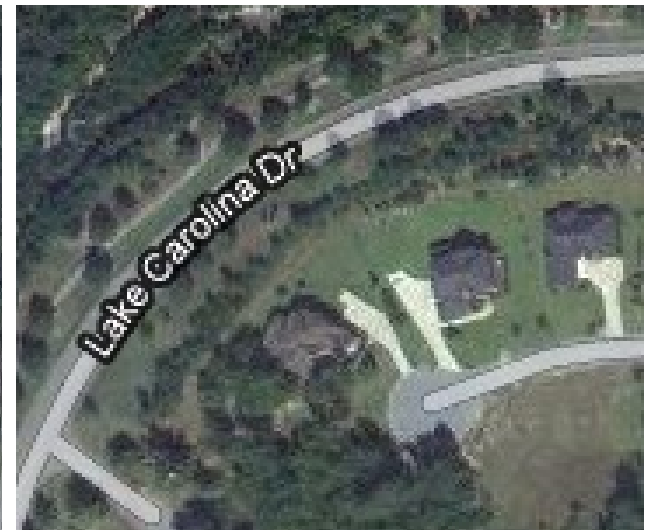


ROI Commercial

Retail Office Inc



Exclusively Presented By

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ROI COMMERCIAL, LLC

1300 Sumter Street

Columbia, SC 29201

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EXECUTIVE SUMMARY



PROPERTY SUMMARY

Sale Price:	\$750,000
Lot Size:	4.0 Acres
APN #:	R20400-01-19
Zoning:	PDD - Commercial
Market:	Columbia
Sub Market:	Columbia Northeast
Cross Streets:	Lake Carolina Blvd

PROPERTY OVERVIEW

Acreage in high growth Northeast, just outside Lake Carolina.
Water and sewer located close to site.

LOCATION OVERVIEW

Located in high growth Northeast Columbia, across from Lake Carolina

PROPERTY HIGHLIGHTS

- Located on Hardscrabble Rd across from Lake Carolina in the rapidly growing NE Columbia submarket
- Planned Development District (PDD) Commercial Zoning
- Water and sewer located close to site
- SALE PRICE: \$750,000

	1 Mile	3 Miles	5 Miles
Total Households:	2,710	16,743	31,592
Total Population:	7,799	47,296	86,100
Average HH Income:	\$78,014	\$83,684	\$82,284

