

# 713 W Main Street

LEXINGTON, SOUTH CAROLINA 29072



**PRICE REDUCED:** ~~\$582,500.00~~  
\$565,500.00

## Retail Property For Sale

±4,374 sq. ft. Single-Tenant Retail property located at 713 W Main St. in the heart of Lexington

±0.36 Acre Lot with 166' of Frontage on W Main Street (Traffic Count: 32,787 Vehicles Per Day, 2018)

Well-located adjacent to Lexington Medical Center and across from the Food Lion-anchored Town Square Lexington Shopping Center.

Close proximity to downtown Lexington, Lake Murray, and Lexington District One schools

1111 Laurel Street, Columbia, SC 29201 T 803.779.8600 [www.wilsonkibler.com](http://www.wilsonkibler.com)

**JOHN METTS**

803.255.8631 [john.metts@wilsonkibler.com](mailto:john.metts@wilsonkibler.com)

**WESLEY SHULL**

803.255.8620 [wshull@wilsonkibler.com](mailto:wshull@wilsonkibler.com)

The information contained herein has been obtained from sources we believe to be reliable; however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Independently owned and operated.

# 713 W Main Street

LEXINGTON, SOUTH CAROLINA 29072



1111 Laurel Street, Columbia, SC 29201 T 803.779.8600 [www.wilsonkibler.com](http://www.wilsonkibler.com)

**JOHN METTS**  
803.255.8631 [john.metts@wilsonkibler.com](mailto:john.metts@wilsonkibler.com)

**WESLEY SHULL**  
803.255.8620 [wshull@wilsonkibler.com](mailto:wshull@wilsonkibler.com)

The information contained herein has been obtained from sources we believe to be reliable, however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Independently owned and operated.

# 713 W Main Street

LEXINGTON, SOUTH CAROLINA 29072



1111 Laurel Street, Columbia, SC 29201 T 803.779.8600 [www.wilsonkibler.com](http://www.wilsonkibler.com)

**JOHN METTS**  
803.255.8631 [john.metts@wilsonkibler.com](mailto:john.metts@wilsonkibler.com)

**WESLEY SHULL**  
803.255.8620 [wshull@wilsonkibler.com](mailto:wshull@wilsonkibler.com)

The information contained herein has been obtained from sources we believe to be reliable, however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Independently owned and operated.

# 713 W Main Street

LEXINGTON, SOUTH CAROLINA 29072



## Demographics

Radius	1 Mile	3 Mile	5 Mile
<b>Population:</b>			
2024 Projection	5,122	43,161	75,687
2019 Estimate	4,751	39,894	70,113
2010 Census	3,943	32,262	57,673
Growth 2019-2024	7.81%	8.19%	7.95%
Growth 2010-2019	20.49%	23.66%	21.57%
2019 Population Hispanic Origin	185	1,475	2,668
<b>2019 Population by Race:</b>			
White	3,581	33,504	60,118
Black	1,004	4,173	6,642
Am. Indian & Alaskan	14	106	242
Asian	97	1,461	1,951
Hawaiian & Pacific Island	3	33	46
Other	51	616	1,114
<b>U.S. Armed Forces:</b>	<b>0</b>	<b>143</b>	<b>188</b>
<b>Households:</b>			
2024 Projection	1,927	16,478	28,756
2019 Estimate	1,781	15,246	26,650
2010 Census	1,441	12,421	21,987
Growth 2019 - 2024	8.20%	8.08%	7.90%
Growth 2010 - 2019	23.59%	22.74%	21.21%
Owner Occupied	1,251	11,234	20,954
Renter Occupied	531	4,012	5,696
<b>2019 Avg Household Income</b>	<b>\$77,926</b>	<b>\$95,108</b>	<b>\$91,943</b>
<b>2019 Med Household Income</b>	<b>\$60,877</b>	<b>\$77,825</b>	<b>\$74,288</b>
<b>2019 Households by Household Inc:</b>			
<\$25,000	268	1,886	3,387
\$25,000 - \$50,000	505	2,637	5,028
\$50,000 - \$75,000	263	2,856	5,045
\$75,000 - \$100,000	219	2,155	3,751
\$100,000 - \$125,000	251	2,186	3,639
\$125,000 - \$150,000	66	1,007	1,827
\$150,000 - \$200,000	158	1,534	2,410
\$200,000+	52	984	1,562

1111 Laurel Street, Columbia, SC 29201 T 803.779.8600 [www.wilsonkibler.com](http://www.wilsonkibler.com)

JOHN METTS

803.255.8631 john.metts@wilsonkibler.com

WESLEY SHULL

803.255.8620 wshull@wilsonkibler.com

The information contained herein has been obtained from sources we believe to be reliable, however, Wilson Kibler has not conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Independently owned and operated.