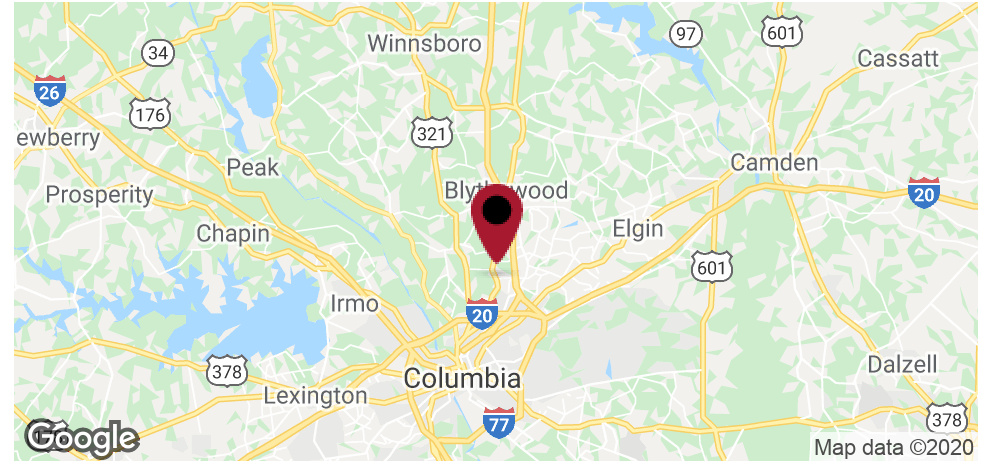


SC COLUMBIA WILSON



8825 WILSON BLVD, COLUMBIA, SC 29203



OFFERING SUMMARY

County	Richland
Availability	For Sale or BTS
Sale Price	Contact Broker
Lot Size	2.5 Acres
Existing Building	+/- 1,500 SF Former Gas Station
Zoning	C-3
Average HH Income (5 Miles)	\$56,174

PROPERTY HIGHLIGHTS

- Located approximately a quarter mile from the new Keenan High School and a Family Dollar
- Conveniently located within 10 miles of downtown Columbia, Fort Jackson, and the University of South Carolina
- Fort Jackson, the U.S. Army's main production center for Basic Combat Training, trains half of the nation's army recruits and 60% of the women entering the Army each year.
- More than 3,500 active duty soldiers and their 12,000 family members are assigned to Fort Jackson where more than 250,000 family members visit Columbia annually for graduation and military exercises
- The University of South Carolina has nearly 35,000 total enrolled students with more than 6,000 employees
- Located just 20 miles from Columbia Metropolitan Airport, which employs nearly 2,000 people and generates and estimated \$847 million for the state of South Carolina
- Riverbanks Zoo is located approximately 11 miles away and draws more than 1 million visitors annually