

FOR LEASE

Palmetto Compress
612 Devine St., Columbia, SC

Retail Opportunity in
Columbia's Innovista

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Prime location in Columbia's Innovista and adjacent to the University of South Carolina and Greek Village and within close proximity to the University of South Carolina Baseball Stadium, Colonial Life Arena, Columbia Riverfront and the Historic Vista Entertainment & Arts District.

- Built in 1917 and recently renovated
- Exposed brick, wood beam ceilings
- Grease trap already in place
- Both locations have a chase system in place to accommodate ventilation to the roof
- Front patio and rear courtyard access
- Ideal for restaurant or retail use
- Available: ±7,900 SF total

- 197 apartments (1, 2, and 3 bedrooms)
- Approximately 500 people in the building
- 3,000+ student beds within a two block walk
- USC 2017 projected enrollment: ±34,538
- ±120,000 SF office property two blocks east includes tenants IBM, Fluor and USC

[illegible]

Suite	Available Space (SF)	Rate (per SF)
R01	±3,672	\$26.00/SF
R02	±4,411	\$26.00/SF



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