



926-950

HARDEN ST

Columbia, SC



Retail Redevelopment

Building Amenities

- > Available: ±32,000 SF Retail redevelopment
- > Two site plan options:
 - 1) multi-level mixed use or
 - 2) single story
- > Great option for retail or restaurant
- > On-site parking available: rear parking with both options
- > Located on a hard corner on Harden Street in Five Points at a signalized intersection
- > Newly constructed student housing development, Station at Five Points (approximately 650 beds), just 0.2 miles!
- > Five Points distinctive shopping district is home to 30+ boutiques with retailers including Food Lion, Pet Supplies Plus, Office Depot, Chick-fil-A, Starbucks, Waffle House, Drip Coffee, Walgreens, Groucho's Deli, Publico, The Southern Belly BBQ, Saluda's, The Gourmet Shop, Salsarita's and more.

2
Site Plan Options



32,000+
Square Ft



36,000+
Students Enrolled
University of SC



5 Pts
Entertainment
District



Five Points

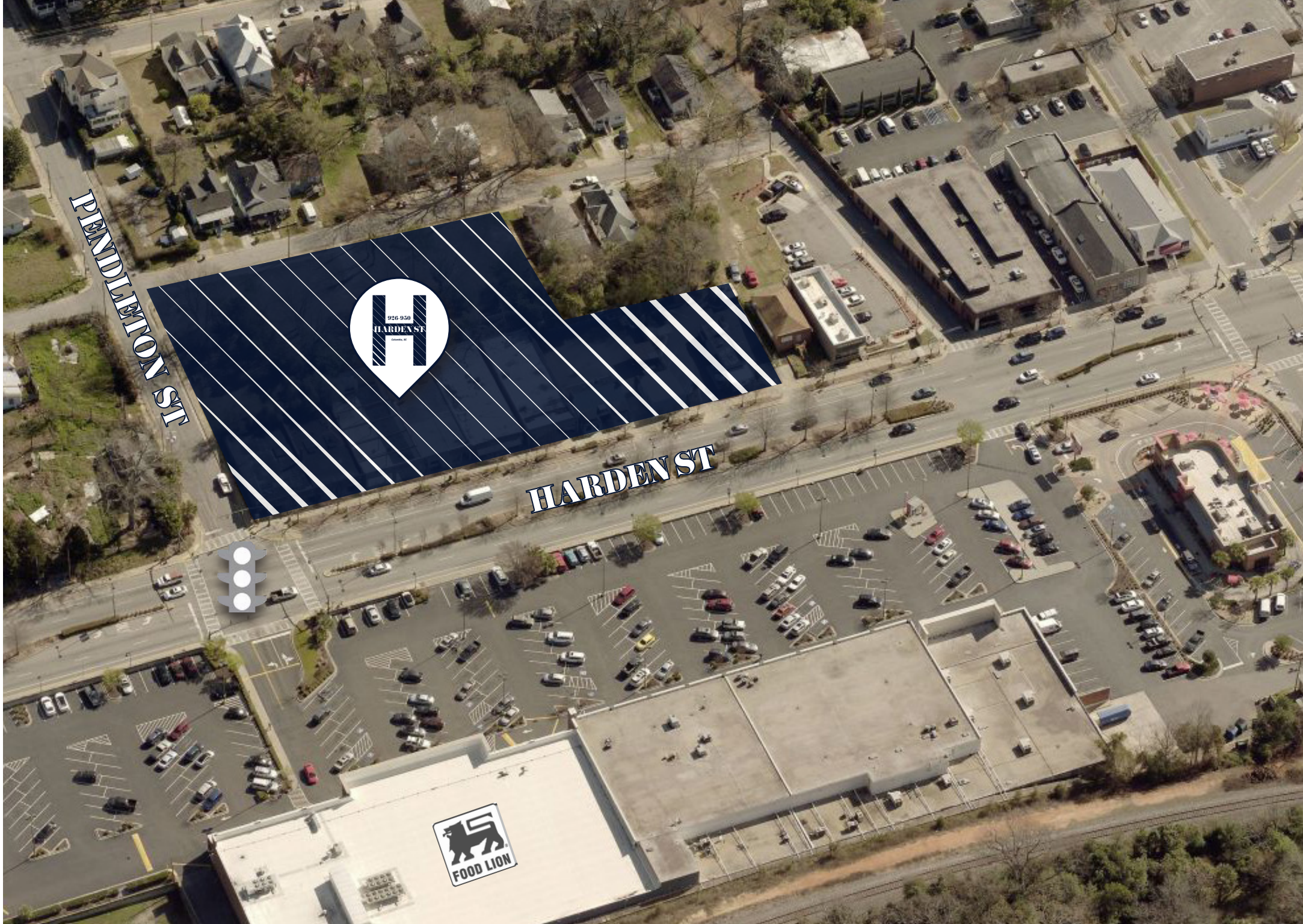
The Location

Located in the heart of Five Points in Columbia, South Carolina, this property offers daily foot traffic and ample on street parking with business professionals enjoying an open air lunch, the artistic scene and many locally owned businesses and eclectic boutiques. Walking distance to the University of South Carolina, homes in the surrounding neighborhoods and nearby Columbia Downtown Business District and Historic Vista Entertainment District.

Join These 5 Pts Retailers

Starbucks	Vestique	Nicky's Pizzeria	Petal
Publico	Walgreens	Copper Penny	Bohemian
Cook Out	Edible	Men's	The Swept Yard
Waffle House	Arrangements	Warehouse	Fit Columbia
Bombshell	The Southern	Groucho's Deli	TD Bank
Saludas	Belly	Ultratan	BB&T
drip	Food Lion	Cellar on Green	Salsarita's
Chick-fil-A	T-Mobil	City Yoda	Blossom Shop
pure barre	Jimmy Johns	Mr. Friendly's	Wells Fargo
Subway	Yesterdays	Village Idiot	Office Depot





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Site Plan Option 1

Availability

±1,000 to 32,000 SF Available

Anchor, Junior Anchor, Restaurant and Shop Space Opportunities

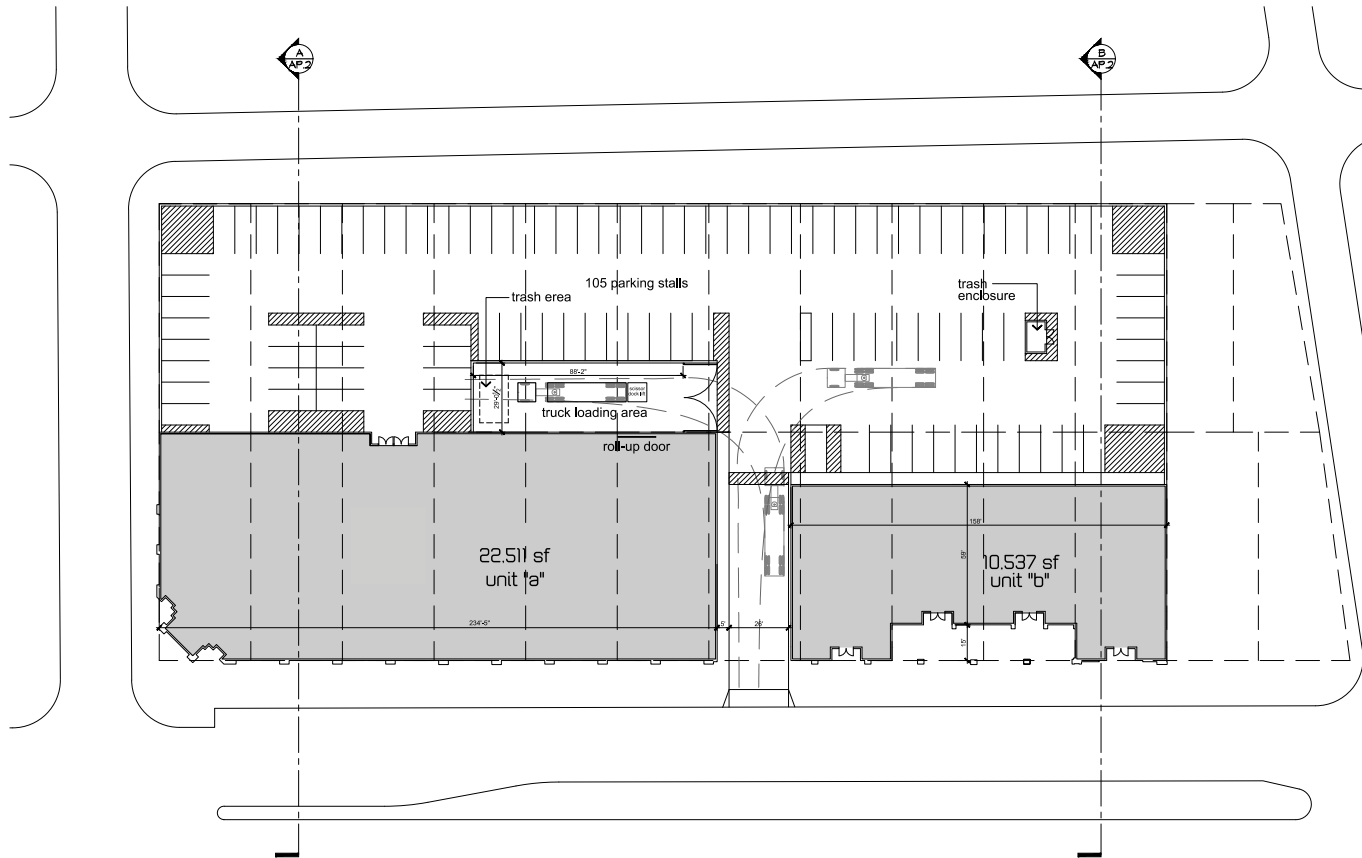
105 dedicated retail parking spaces on ground floor of parking deck

Retail vehicular access off of Harden Street

Residences have access to second floor of parking deck from side street

Over 234 feet of frontage along Harden Street and corner visibility

Truck loading for a 40' truck (28' trailer)



Conceptual rendering provided by pk.architecture

Site Plan Option 2

Availability

±1,000 to 32,000 SF Available

Anchor, Junior Anchor, Restaurant and Shop Space Opportunities

93 dedicated retail parking spaces in parking lot behind retail shops

Retail vehicular access off of Harden Street

Over 234 feet of frontage along Harden Street and corner visibility

Single story retail shop space opportunities





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