

TODAY



COMING IN 2023



CONTACT

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PROPERTY INFORMATION

- Total GLA: 194,975 SF
- Space Available: 1,050 – 42,000 SF, including outparcels
- Lease Rate: Please Call
- Estimate TICAM: Please Call
- Year Built: 1988
- Parking Ratio: 4.77 per 1,000 SF
- Traffic Counts: 26,500 VPD on Harbison Blvd.

PROPERTY HIGHLIGHTS

- Anchored by newly upgraded Rooms To Go and Total Wine
- Property is being redeveloped to add 7,000 SF of shop space and two additional outparcels facing Harbison Blvd.
- Site benefits from proximity to Columbiana Centre and prominent corner visibility
- Access includes five ingress/egress points off Harbison Blvd. and Columbiana Drive with a traffic light on Harbison at the Rooms To Go entrance.

DEMOGRAPHICS (2020)

METRIC	1 MILE	3 MILE	5 MILE
POPULATION	7,953	48,297	101,761
AVERAGE HH INCOME	\$63,822	\$75,250	\$79,681
MEDIAN HH INCOME	\$54,186	\$62,846	\$65,740
BUSINESS ESTABLISHMENTS	711	2,349	4,327
DAYTIME EMPLOYEES	9,095	26,408	51,972



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AVAILABLE SPACE

Anchor Opportunity

Spaces PP (12,000 – 42,000 SF)

Newly Developed Outparcels Fronting Harbison

Spaces XX and ZZ

Newly Developed Shop Space Fronting Harbison

Spaces WW, UU, TT, & SS

Existing In-Line Vacancies (Available Today)

Spaces G (2,555 SF), M (1,050), CC (1,700), EE (1,600), and II (2,800)

SHOP TENANTS

A	US Wings	W	Clothes Mentor
B	Hibbett	AA	Dan's Fan City
I	Boost Mobile	BB	Metro PCS
J	Springleaf	DD	Pretty Nails
K	Randstad	FF	Cost Cutters
L	Nutrishop	GG	Orthodontic Specialists
N	Ultra Tan		
P	Computer Place		
R	Painting With A Twist		
T	Sainsbury Eye		

ANCHOR, IN-LINE & OUTPARCEL SPACE FOR LEASE

1,050 – 42,000 SF BLOCKS AVAILABLE

Harbison Center Redevelopment
275 Harbison Boulevard | Columbia, SC



COLUMBIANA CENTER
788,103 SF Class A
Regional Mall
Strong In-Line Sales
Top Mall in MSA

HARBISON CENTER
ROOMS TO GO | Total Wine & MORE
The Tile Shop | DAVID'S BRIDAL

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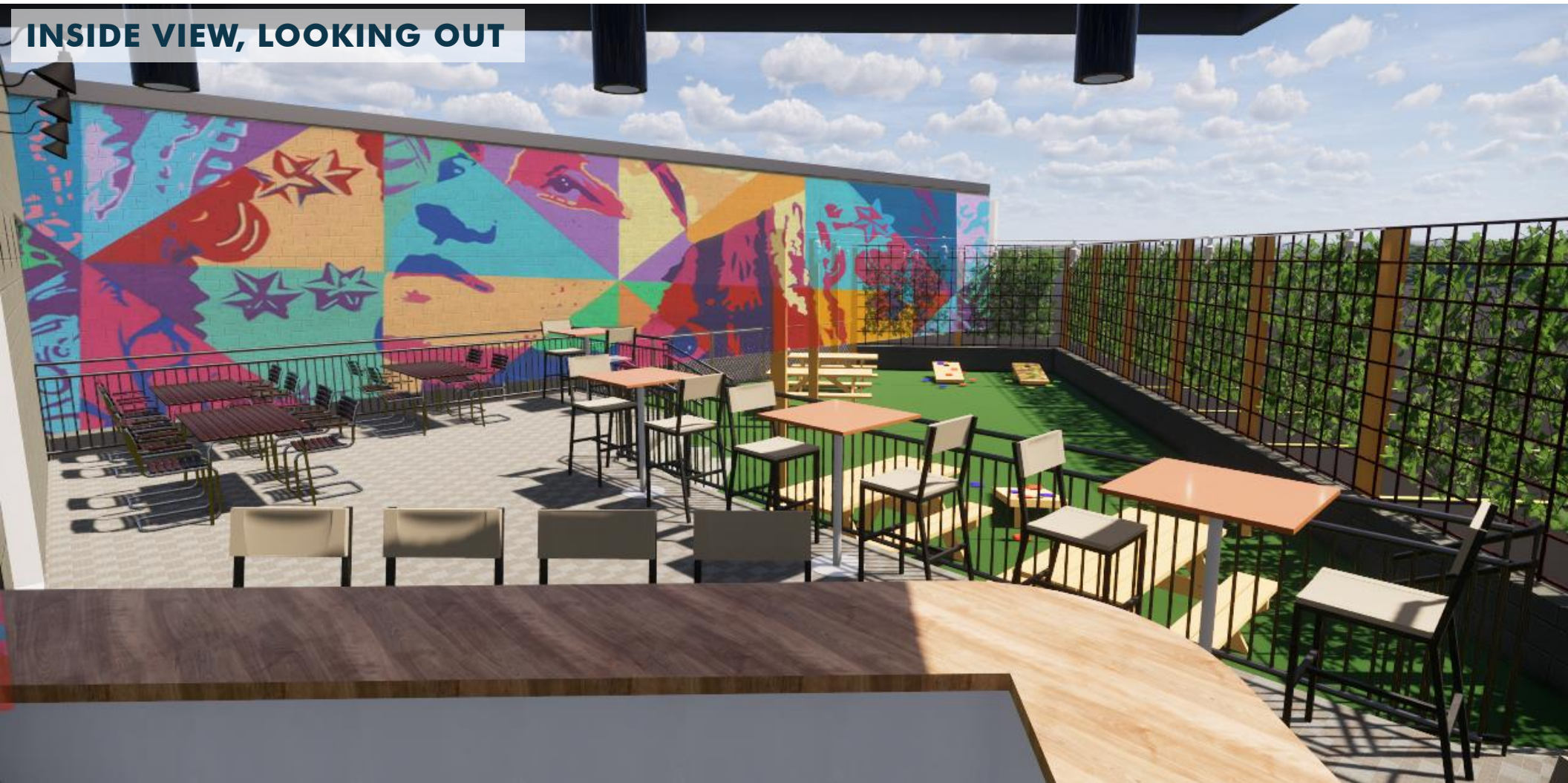
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INSIDE VIEW, LOOKING OUT



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OUTSIDE VIEW, LOOKING IN



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ENTRANCE TO RESTAURANT PATIO



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