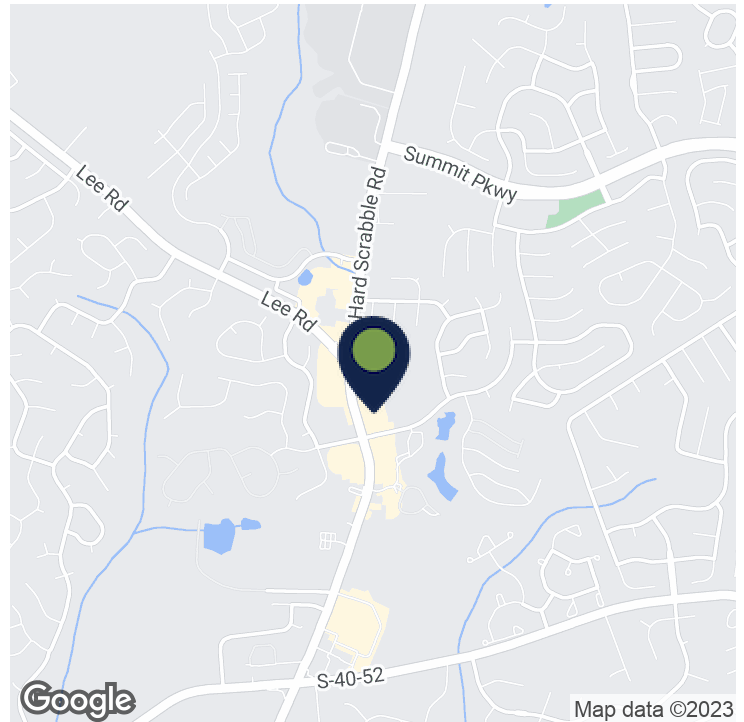


4546 HARD SCRABBLE ROAD

COLUMBIA, SC 29229

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF:

Lease Rate:

Currently Occupied |
Inquire if Interested

Building Size:

6,292 SF

PROPERTY OVERVIEW

Check out this exciting leasing opportunity at 4546 HARD SCRABBLE ROAD, located in the heart of Columbia, SC. With its strategic location, this property is the perfect choice for businesses looking to establish and expand their presence within Columbia. Reach out to our team for further information and arrange a showing.

PROPERTY HIGHLIGHTS

Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



LEGACY
COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
<http://legacypro.com>

4546 HARD SCRABBLE ROAD

COLUMBIA, SC 29229

[ADDITIONAL PHOTOS](#)

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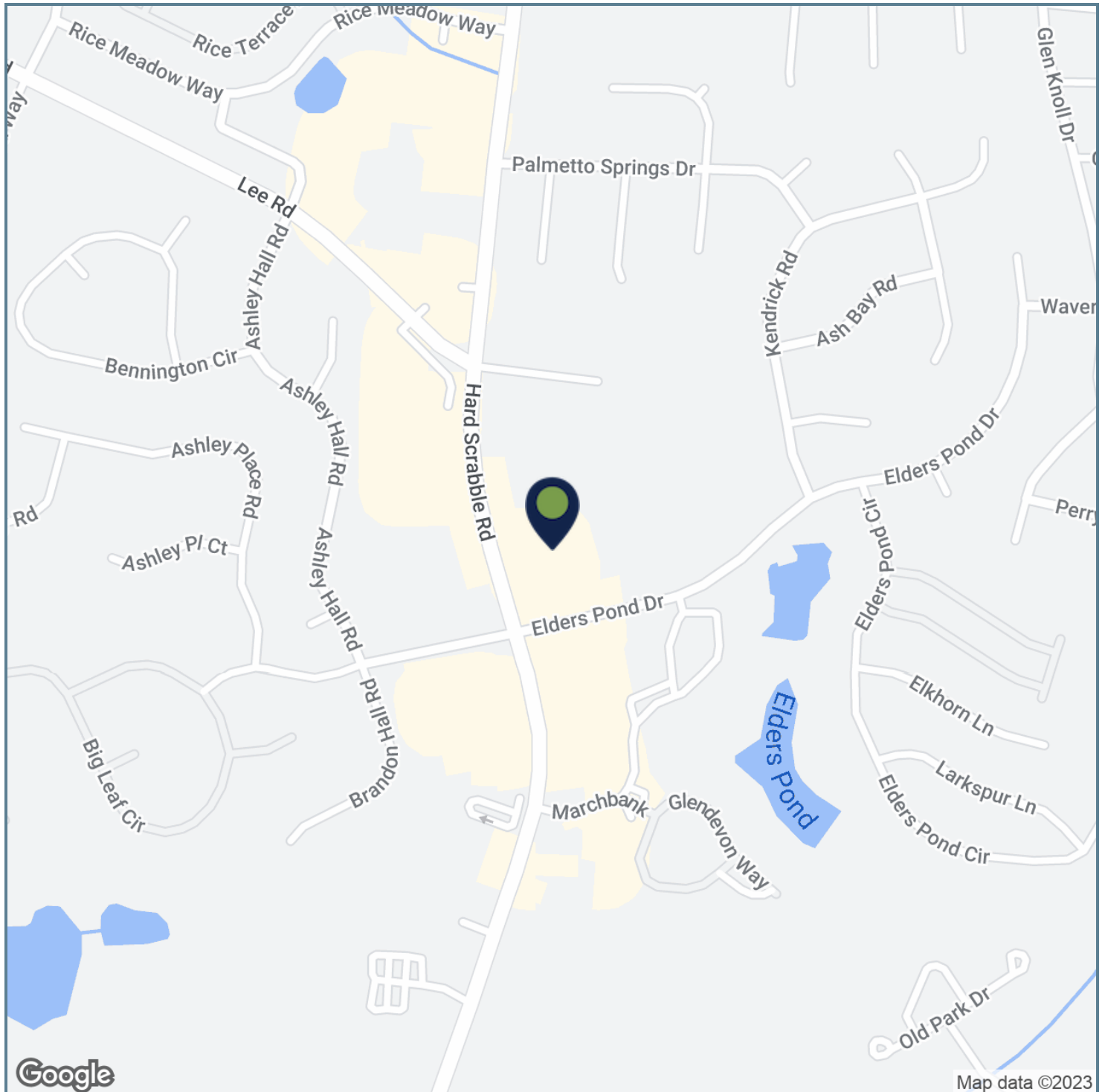
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4546 HARD SCRABBLE ROAD

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LOCATION MAP



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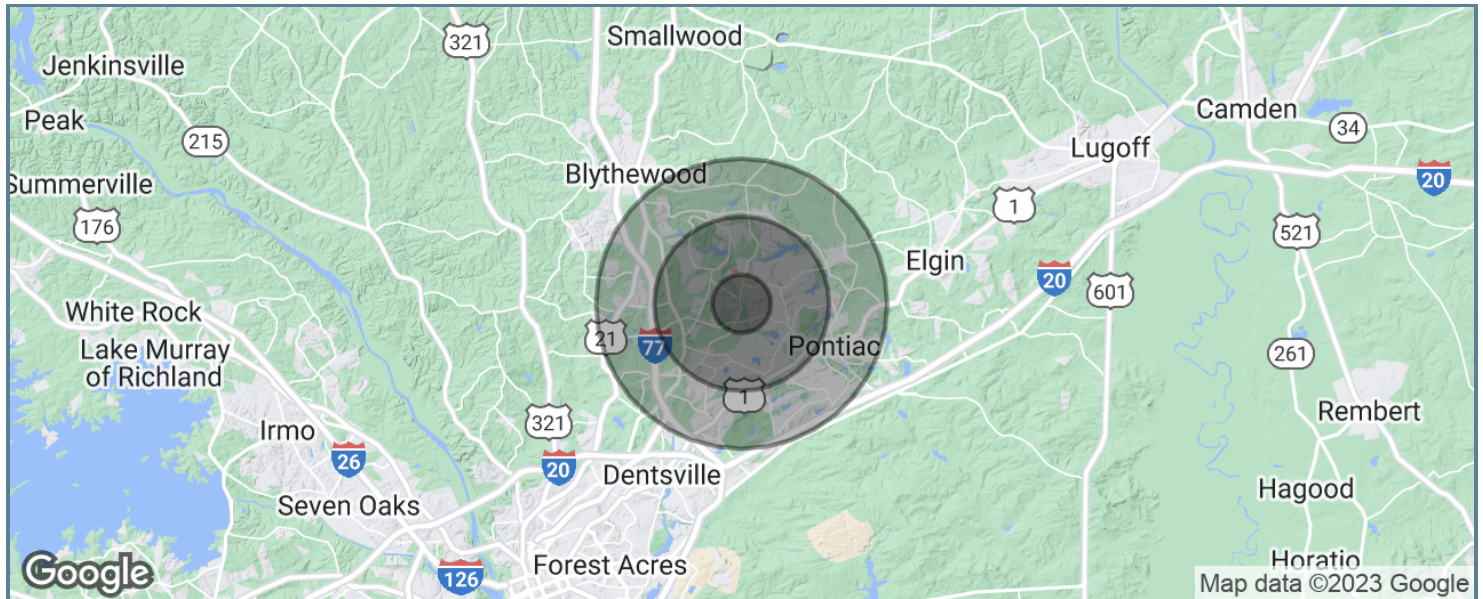
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4546 HARD SCRABBLE ROAD

COLUMBIA, SC 29229

DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,250	48,194	91,177
Median age	31.2	34.1	34.8
Median age (Male)	29.7	32.5	33.9
Median age (Female)	32.9	35.4	35.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,898	17,245	33,747
# of persons per HH	2.8	2.8	2.7
Average HH income	\$76,809	\$83,780	\$82,026
Average house value	\$171,672	\$198,201	\$226,532

* Demographic data derived from 2020 ACS - US Census

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