

Dial, Dunlap & Edwards, LLC

COMMERCIAL REAL ESTATE

PUTTING CLIENTS FIRST

Crossroads Commons 4464 Devine Street, Columbia, SC

Close to I-77 nestled in the midst of Columbia's most desirable residential areas. Columbia has several colleges, Ft. Jackson, state government and a sizeable retirement community.

The center is close to the University of South Carolina, the University of South Carolina School of Medicine, the Veterans Administration Hospital and Midlands Technical College.

Traffic Counts:

Garners Ferry 37,800ADT
Devine Street 26,000ADT

Space Available:

1,200 to 2,800 SF available
Base Rent \$ 16.00 / SF
NNN \$ 3.82 / SF

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FOR LEASE

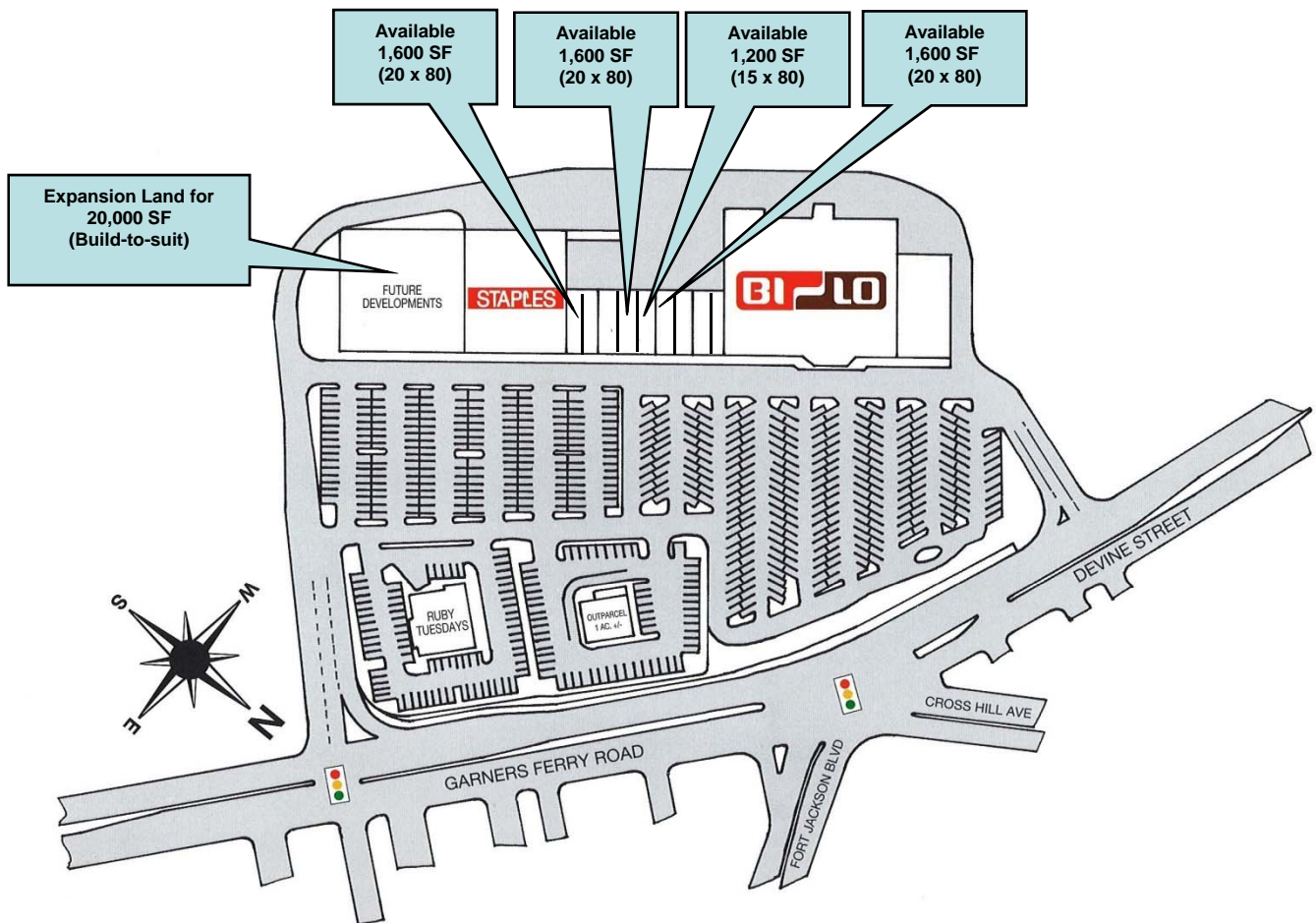


DEMOGRAPHICS

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	9,013	69,492	138,620
Average HH Income:	\$71,512	\$69,013	\$58,695
Median HH Income:	\$47,232	\$44,172	\$39,707

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Site Plan



Crossroads Commons Columbia, SC

LOCATION: The Shopping Center fronts Garners Ferry Road at its intersection with Fort Jackson Boulevard, Cross Hill Avenue, and Devine Street.



6 March 2008

The Delta Interests, LLC 