

Dial, Dunlap & Edwards, LLC

COMMERCIAL REAL ESTATE

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4464 Devine Street, Columbia, SC

FOR LEASE

Close to I-77 nestled in the midst of Columbia's most desirable residential areas.

The center is close to the University of South Carolina, the University of South Carolina School of Medicine, the Veterans Administration Hospital, Midlands Technical College, Ft. Jackson military base, and retirement communities.

Traffic Counts:

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

Space Available:

1,200 to 1,600 SF available
Base Rent \$ 16.00 / SF
NNN \$ 3.82 / SF



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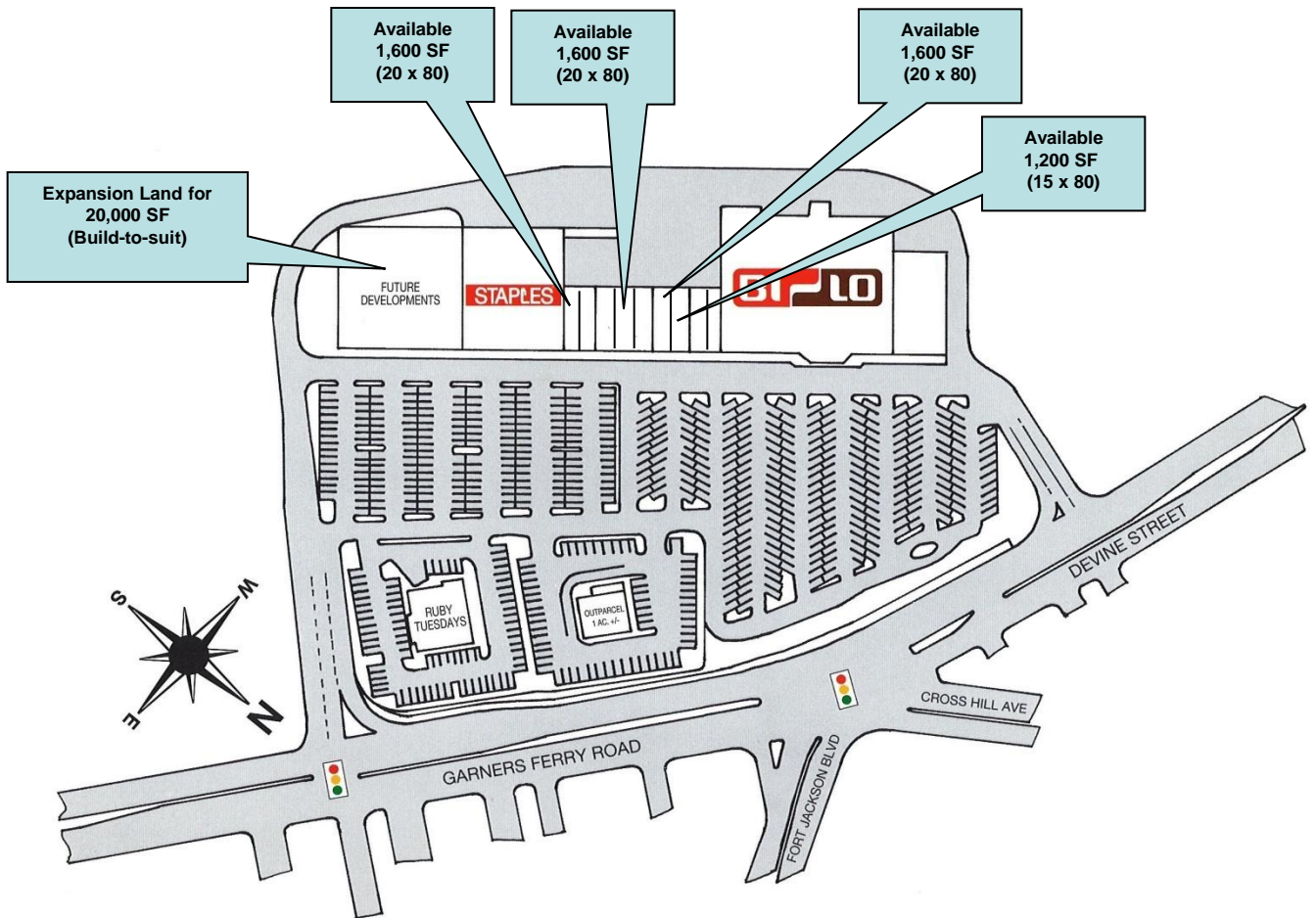
1122 Barnwell Street
Columbia, SC 29201
Phone: (803) 799-6244
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www.dderealestate.com

Demographic Information

2008 Census	1-mile	3-mile	6-mile
Population:	9,003	70,210	182,315
Households:	4,841	28,615	73,417
Average Income:	\$78,727	\$74,232	\$58,900

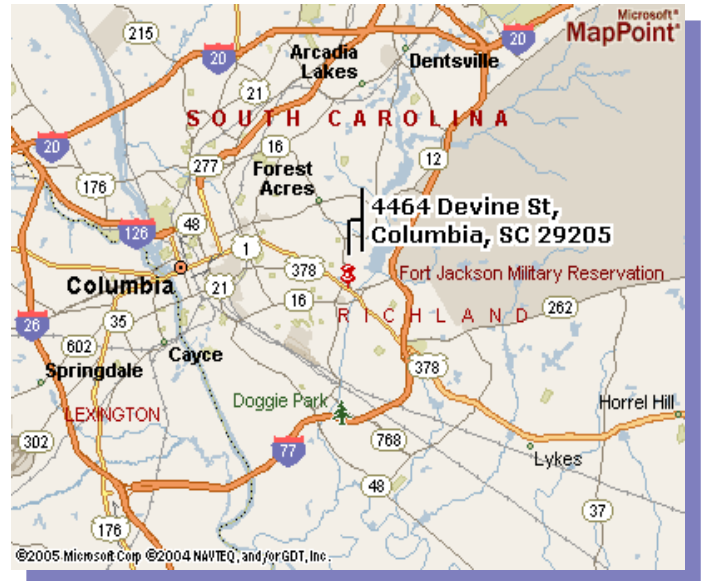
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Site Plan



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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 