

HARBISON CENTER

275 HARBISON BOULEVARD, COLUMBIA, SC



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PROPERTY OVERVIEW

Positioned along Columbia’s premier retail corridor, this expansive 196,149 SF shopping center boasts exceptional visibility. With a prime location on the dynamic Harbison Blvd, it sits directly across from the well-known Columbiana Centre, in a vibrant retail sub-market that draws traffic from the surrounding region.

PROPERTY HIGHLIGHTS

- Available spaces ranging from 1,050 SF to 4,900 SF
- Newly upgraded anchors such as Rooms to Go, Total Wine, and exciting new outparcels including Chase Bank and Panera Bread
- Prime visibility and easy access from both Columbiana Dr & Harbison Blvd
- 19,800 VPD on Harbison Blvd, ensuring constant visibility and exposure

NEARBY RETAILERS INCLUDE











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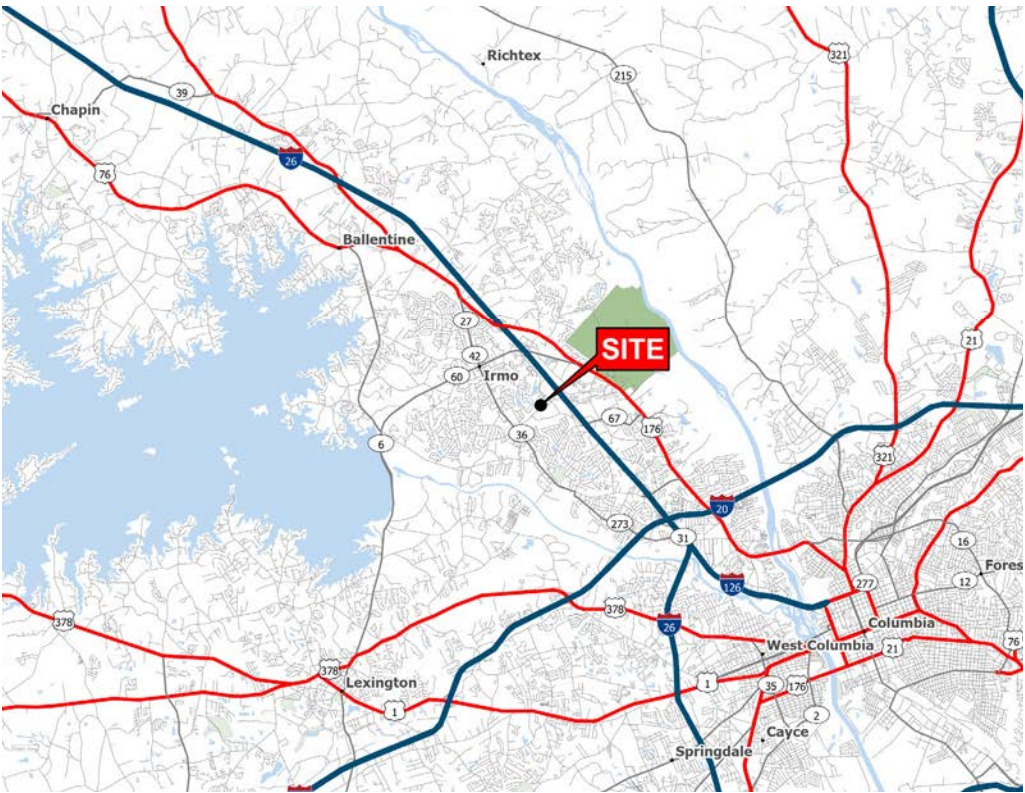
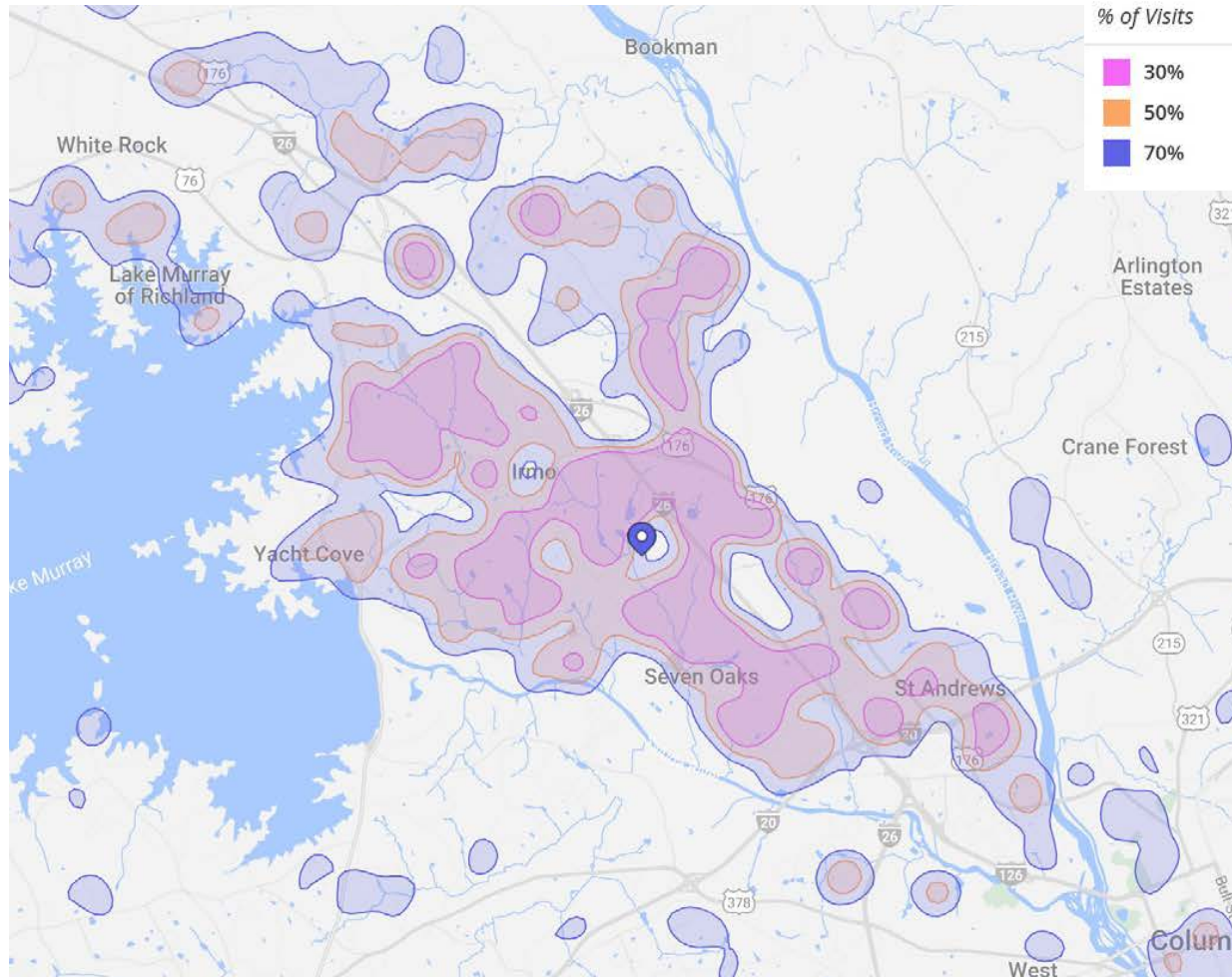
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AUDIENCE PROFILE



HEAT MAP DEMOGRAPHICS	30% of Visits	50% of Visits	70% of Visits
Persons Per Household	2.25	2.29	2.33
Average Household Income	\$77,575	\$80,514	\$90,908
Median Household Income	\$60,270	\$62,969	\$67,624
Average Household Disposable Income	\$64,119	\$65,801	\$71,610
Median Household Disposable Income	\$52,988	\$54,901	\$58,872
Median House Value	\$241,340	\$243,779	\$264,597

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popshelf

Olive Garden

Starbucks Coffee
Chipotle Mexican Grill

Hobby Lobby
Marshall's
Ross Dress for Less

CHASE

FirstWatch
The Daytime Cafe

MISSION BBQ

Panera Bread

2ND & CHARLES

DAVID'S BRIDAL

AMC THEATRES

aloft
A VISION OF W HOTELS

Holiday Inn
EXPRESS

theTile Shop

Total Wine
& MORE

HIBBETT SPORTS
GAME TESTED. ATHLETE APPROVED.

Columbiana Center
Dillard's
belk
JC Penney

Bank of America

Chick-fil-A

THE PROVIDENCE GROUP
EXCELLENCE IN RETAIL REAL ESTATE

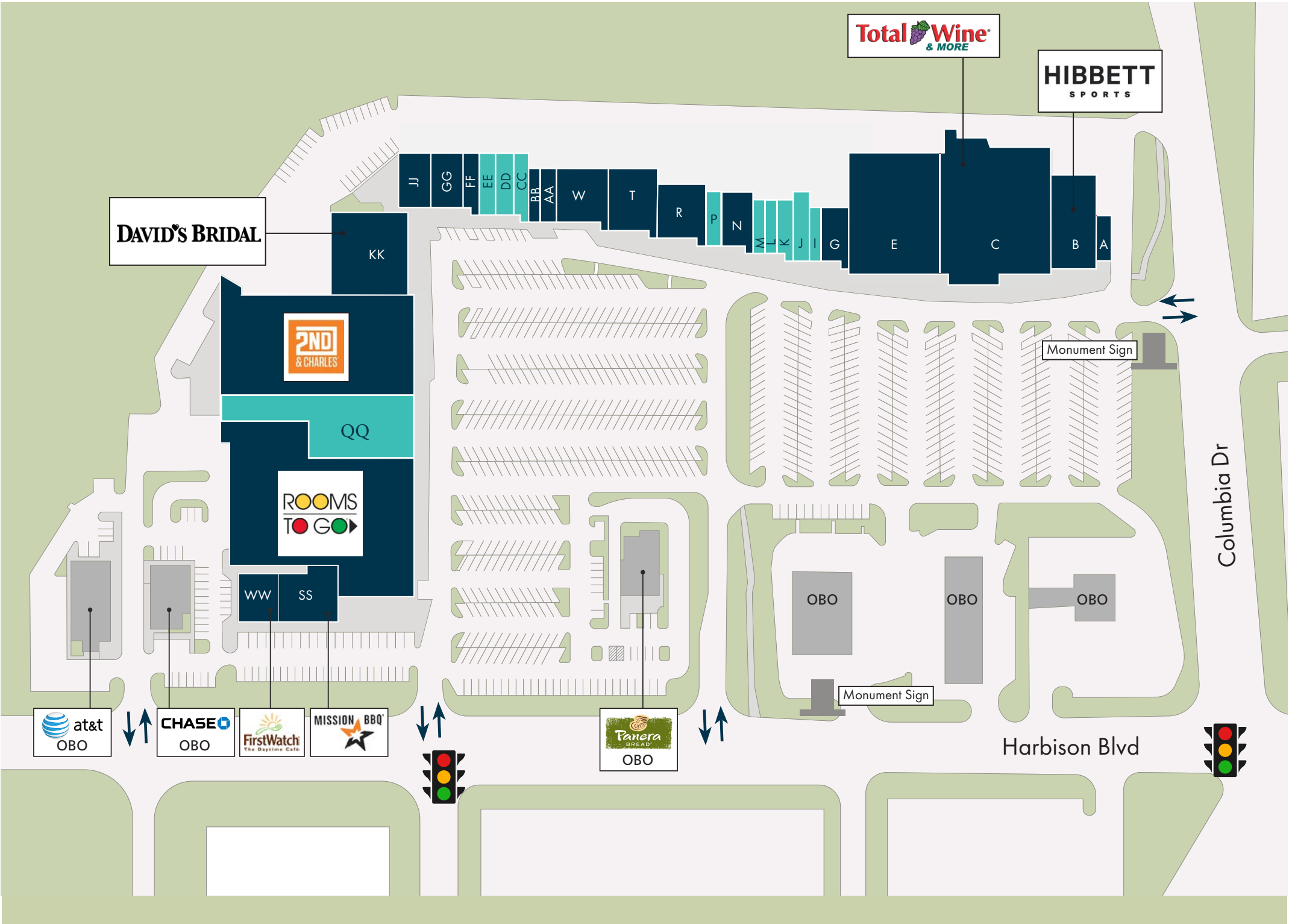
PARTNER XTEAM

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COLUMBIA
SOUTH CAROLINA

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Tenant	Suite	SF
US Wings	A	1,200
Hibbett Sports	B	6,875
Total Wine	C	24,509
The Tile Shop	E	17,808
Noire Nail Bar	G	2,555
Vacant	I	1,050
Vacant	J	1,800
Vacant	K	1,505
Vacant	L	1,050
Vacant	M	1,050
CosmoProf	N	2,905
Vacant	P	3,250
Painting with a Twist	R	2,450
Sansbury Eye Center	T	4,900
Clothes Mentor	W	4,655
Fan City	AA	1,400
PCS Partners	BB	1,050
Vacant	CC	1,700
Vacant	DD	1,600
Vacant	EE	1,600
Cost Cutters	FF	1,505
Orthodontic Specialists	GG	2,800
Mo3soles	JJ	2,800
David's Bridal	KK	10,191
2nd & Charles	PP	25,795
Coming Available	QQ	16,828
Rooms to Go	RR	42,865
Mission BBQ	SS	4,267
First Watch	WW	3,750

 Vacant

 Not Owned

* Certain spaces can be combined for a bigger footprint



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