



Colliers

North 12th Street

Commercial space
on ± 1.2 acres
available

COMMERCIAL SPACE | FOR LEASE

LEASE RATE:

Contact broker for
pricing

519 N 12TH ST
WEST COLUMBIA, SC



Proximity to
vibrant Downtown
Columbia



$\pm 2,339$ SF of
commercial space
on ± 1.2 acres in
West Columbia
submarket



Excellent
visibility and
access to major
roadways in the
Columbia MSA

Accelerating success.



For Lease | 519 N 12th Street



Address 519 N 12th St, West Columbia, SC 29169

Building ±2,339 SF

Lot ±1.2 acres

Parking On-site; 8 spaces per 1,000 SF

Lease Rate Contact broker for pricing

Traffic	N 12th St	±13,200 VPD
	Jarvis Klapman Blvd	±23,900 VPD
	Sunset Blvd	±23,900 VPD

Demographics 2025



Households

1 mile: ±4,305
3 miles: ±29,744
5 miles: ±67,964



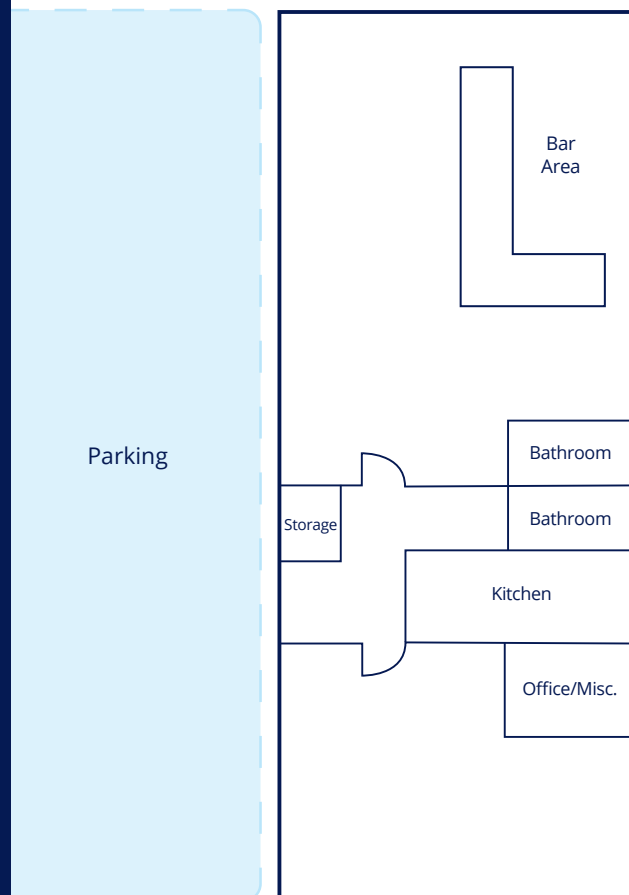
Population

1 mile: ±8,885
3 miles: ±66,580
5 miles: ±148,248



Avg. HH Income

1 mile: \$74,569
3 miles: \$74,696
5 miles: \$79,251



North 12th Street

Location Details

Area Highlights

West Columbia, SC offers a strong setting for retail users, supported by a mix of neighborhood activity and convenient nearby destinations. It benefits from close proximity to popular and high-traffic anchors such as WeCo Biergarten, Lexington Medical Center, Still Hopes retirement community, Riverbanks Zoo & Garden and Walmart, all of which contribute to steady customer flow. The immediate surroundings include a pediatric office, auto garage, pest control business and the West Columbia Fire Department, creating consistent daytime presence.

In addition, the area features a blend of local retail businesses and residential homes, supporting a built-in customer base and neighborhood feel. This combination of institutional drivers, local services and residential density makes the location appealing for retail users. Overall, it offers both dependable local demand and exposure to broader regional traffic.



Colliers
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FOR LEASE

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