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Colliers | South Carolina
1301 Gervais Street, Ste 600
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FOR LEASE

Office/Retail Space in the Heart of the Vista

717 Lady Street | Columbia, SC 29201

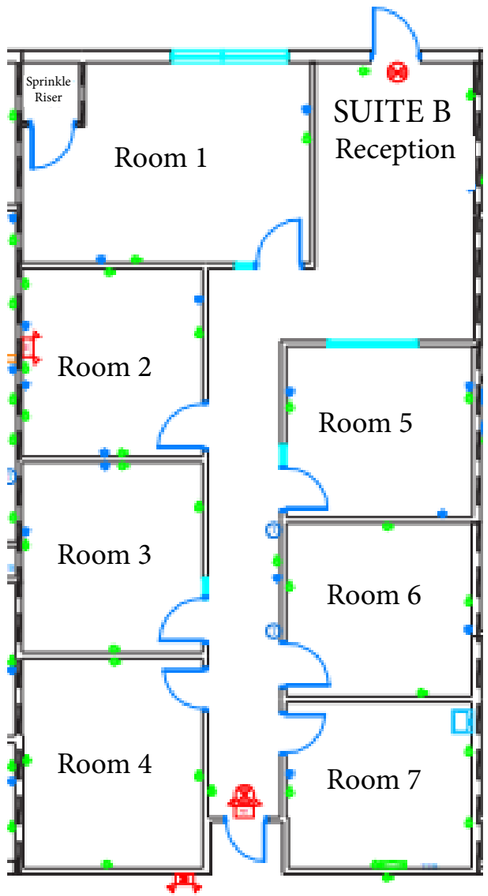
Highlights:

- Suite B | ±1,947 SF
- Layout includes conference room, multiple private offices and a break room
- Ample on-site parking
- Signage on Lady Street
- **Lease rate:** Contact broker for pricing

This property is conveniently located in the Vista, Columbia's urban entertainment destination, that includes diverse dining, museums, hotels and art galleries displaying international and local artists. The Vista is minutes away from the Central Business District, the State Capitol complex, the University of South Carolina and all the professional and cultural activities Columbia has to offer.

VIEW PROPERTY
VIRTUAL TOUR

Lady Street



Common hallway and restroom



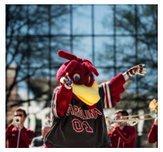






ARNOLD COMPANIES
Ben Arnold Commercial Real Estate

The Arnold Family Corporation is one of the most diverse owners and developers of commercial and multifamily properties in the Southeast. The company specializes in properties that vary from traditional commercial real estate to mixed-use entertainment complexes, to neo-traditional town centers and marinas.



UNIVERSITY OF SOUTH CAROLINA
Fall 2026 41,650 Students Enrolled

COLONIAL LIFE ARENA
18,000-Seat Arena & Home of Gamecock Basketball
29 Concerts/Events in 2024 – most in a single year

DEMOGRAPHICS 2026 EST

	1 mile	3 miles	5 miles
Population	15,218	81,279	164,741
Daytime Population	51,635	148,656	243,108
Households	5,196	37,620	76,811
Avg. HH Income	$81,356	$88,567	$92,309

ANNUAL RETAIL SALES (3 MILES)

Food
$327,494,969

Apparel & Services
$70,765,027

Entertainment
$109,400,324

Colliers

CLICK TO VIEW Available Properties in the Vista



729 LADY STREET



700 GERVAIS STREET



721 LADY STREET



717 LADY STREET

Arnold Company Vista Properties



The Vista

1.1 MILLION AVERAGE MONTHLY VISITS

The district is immediately west of the Main Street District stretching from Gervais Street to the Congaree River. The vista entertainment district is home to multiple conventions, concerts and athletic events each year.

1. COLA'S
2. 929 KITCHEN
3. RUTH'S CHRIS
4. OYSTER BAR
5. MOTOR SUPPLY COMPANY
6. BLUE MARLIN
7. COA AGAVERIA Y COCINA
8. SMALLSUGAR
9. CITY GRIT
10. THIRSTY FELLOW

1. IHOP
2. MENKOI RAMEN HOUSE
3. MELLOW MUSHROOM
4. BAILEY'S
5. ART BAR
6. PANERA BREAD
7. PEARLZ OYSTER BAR
8. KAMINSKY'S DESSERT CAFE
9. MONTERREY MEXICAN
10. FIVE GUYS
11. SWEETWATERS COFFEE
12. DOWNTOWN BEACH
13. THE CHAMPAGNE LOUNGE
14. PEEBLES BBQ
15. LONGHORN STEAKHOUSE
16. HICKORY TAVERN
17. AURA KITCHEN
18. DI VINO ROSSO
19. POKE BROS
20. SMOOTHIE KING
21. DULCE BAKERY & CAFE
22. CAVA
23. THE HOLLOW
24. THE DRAGON ROOM
25. OLD CHICAGO
26. M VISTA
27. JIMMY JOHN'S
28. GRILL MARKS
29. STEEL HANDS
30. TSUNAMI SUSHI
31. VISTA UNION
32. CHIPOTLE
33. GERVAIS & VINE
34. TWIN PEAKS
35. FRESH POKE
36. MCDONALD'S
37. PALMETTO PIG BAR-B-Q
38. TIN ROOF

MAIN STREET DISTRICT

HENDRIX
SMOKED
LULA DRAKE WINE PARLOR
HAMPTON ST VINEYARD
SPOTTED SALAMANDER
CRAVE ARTISAN MARKET
MARKET ON MAIN
HALLS CHOPSHOUSE
BOURBON COLA'S
AMBROSIA TAVERNA
SWEET CREAM CO.
HANABI HIBACHI & SUSHI
ROBINSON ROOM
SANDWICH DEPOT
PROHIBITION
GOOD LIFE CAFE
DRAKE'S DUCK-IN
HAMPTON PLACE CAFE
GREEK BOYS
HIGHER GROUNDS
CREPES & CROSSANTS
SOUND BITES EATERY
BAKEHOUSE & CAFE BY FARMERS MARKET XCHANGE
STONER'S PIZZA
STARBUCKS
SWANSON'S DELI
EAST BAY DELI
CAMON JAPANESE
MOA KOREAN BBQ
KAO THAI CUISINE
BEEZER'S
COOL BEANS COFFEE
GREEN OLIVE
IMMACULATE CONSUMPTION


Gervais Street Bridge

SC State Museum


EdVenture


Museum of Art


South Carolina Statehouse


Columbia Convention Center


Colonial Life Arena


University of South Carolina

Governors Mansion
Finlay Park
Riverfront Park
Memorial Park
Public Library
Congaree River
Koger Center for Arts

LAUREL ST
BLANDING ST
TAYLOR ST
HAMPTON ST
WASHINGTON ST
LADY ST
GERVAIS ST
SENATE ST
PENDLETON ST
COLLEGE ST
LINCOLN ST
MAIN ST
ASSEMBLY ST
SUMTER ST

RETAIL
RESTAURANT
HOTEL
H HOSPITAL
P PUBLIC PARKING



Demographic 2026 *est*	1 mile	3 miles	5 miles
Population	14,683	81,313	165,884
Daytime Population	50,946	148,132	243,948
Households	5,448	37,677	77,588

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