



FOR LEASE

Brand New Retail/Office/Medical Space Located in Desirable Forest Acres

1514 Brentwood Drive | Columbia, SC

Brentwood at Forest Drive is a ±14,660-square-foot new development by Cason Development Group



LEASE RATE:

\$33-35/SF

NNN ±9.75 PSF

CONTACT

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VIRTUAL TOUR

Brentwood at Forest Drive

Brentwood at Forest Drive is a brand new ±14,660 SF mixed-use building by Cason Development Group and is adjacent to Rigby Square - 11 new luxury townhomes.

The property is located along the thriving Forest Acres retail corridor between Beltline Boulevard and Trenholm Road.

AVAILABLE SUITES

FIRST FLOOR

- Available ±1,590 SF - ±5,680 SF
- Grease trap in place and outdoor dining possibilities
- Lease rate: \$33.00/SF NNN ±9.75 PSF

SECOND FLOOR

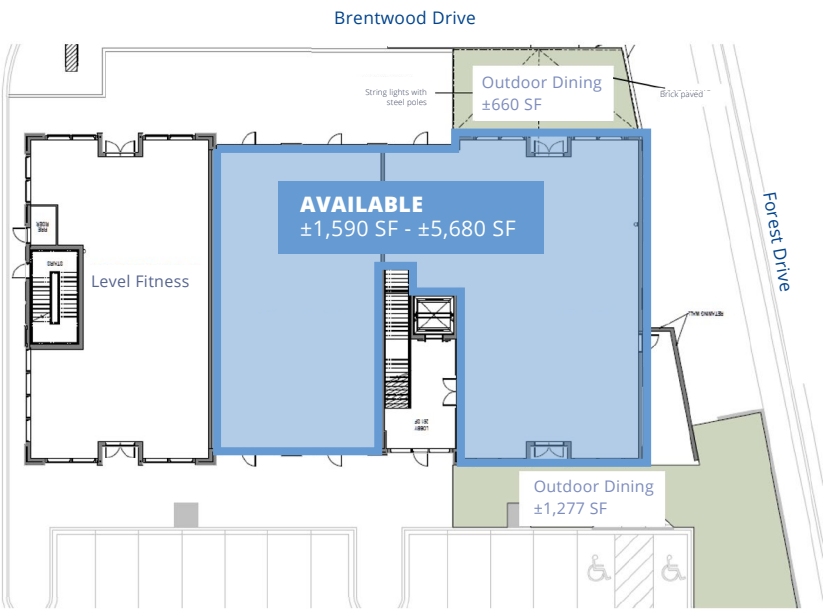
- Suite C | ±3,230 SF (*plus ±2,022 SF terrace)
- Lease rate: \$35.00/SF NNN ±9.75 PSF

HIGHLIGHTS

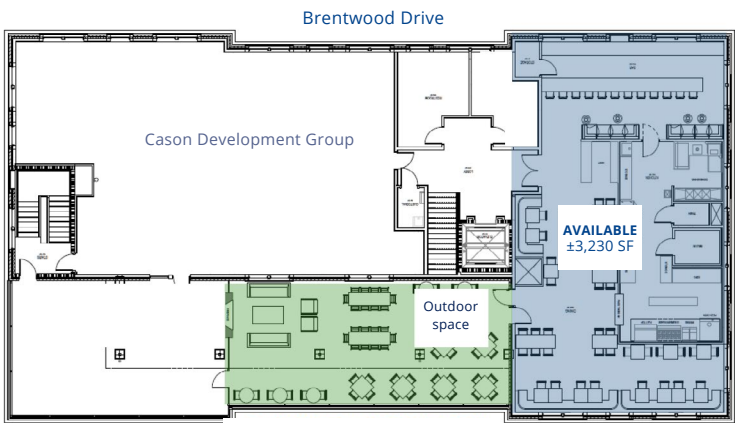
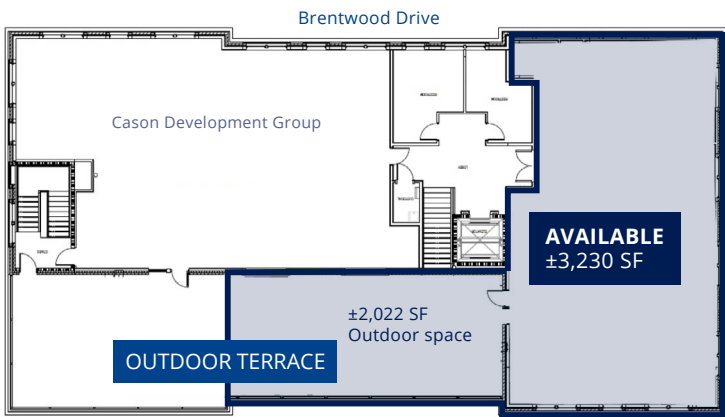
- New construction
- Ideal for high-end retail or office users
- Visible from Forest Drive - ±27,600 VPD
- Great location in the affluent Forest Acres market



FIRST FLOOR

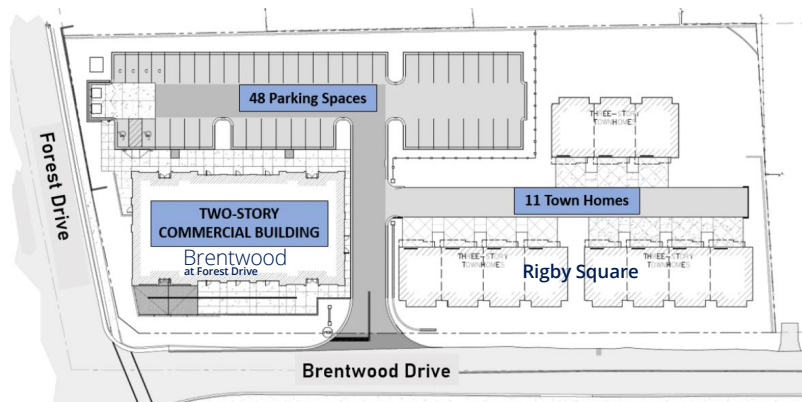


SECOND FLOOR



*Second Floor Restaurant Example

Location & Forest Acres Retail Corridor



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DEMOGRAPHICS 2024	1 mile	3 miles	5 miles
Total Population	±8,556	±74,316	±169,932
Number of Households	±4,112	±32,169	±71,459
Daytime Population	±9,940	±93,970	±242,118
Avg. HH Income	\$148,819	\$120,741	\$100,531

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