



Available
Suite D ±1,505 SF

FOR LEASE

Retail Space in Forest Village Shopping Center

4517 Forest Drive | Columbia, SC

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Forest Village

4517 Forest Drive | Columbia, SC

Forest Village is a neighborhood shopping center consisting of two buildings located in the heart of Forest Acres, known as “a city within a city” due to its proximity to Columbia. It is directly across from Trader Joe’s and just steps away from Cardinal Crossing, a \$60 million development featuring over 42,000 square feet of retail space and 260 apartments.

Forest Acres is one of the most sought-after retail and residential areas in the Midlands. It boasts some of the best shopping, dining and neighborhoods in the entire Columbia metro area.

AVAILABLE

- 4517 Forest Drive | Suite D ±1,505 SF
- Lease rate: \$32.00/SF NNN (\$11.25)

HIGHLIGHTS



±16,747-SF
specialty retail
center



Excellent frontage &
visibility on Forest Dr
(±27,300 VPD)



Pylon
signage available



Forest Acres
Market





Forest Drive & I-77 Retail Corridor



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Demographics 2025 est.	1 mile	3 miles	5 miles
Population	8,298	69,040	167,552
Daytime Population	10,180	78,641	236,173
Number of Households	4,121	29,884	72,052
Average Household Income	\$148,385	\$115,362	\$91,590

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